THIS INSTRUMENT PREPARED BY:

Midtown Title, LLC

1704 Charlotte Avenue, #105

Nashville, Tennessee 37203

File No.: M165462

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $475,000.00

Affiant

Subscribed and sworn to before me, this the 26th day of October, 2016.

Notary Public
My Commission Expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TN

BILL GARRETT, Davidson County
Trans:T20160096280 DEEDWARR
Recvd: 11/01/16 08:10 2 pgs
Fees:13.00 Taxes:1757.50
20161101-0115130

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Chris Wraley Erika Wraley 1410 Ordway Place Nashville, TN 37206	Mortgage Investors Group 8320 East Walker Springs Lane Ste 200 Knoxville, TN 37923	083-09-299.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Robert Schlafly and Stacey M Schlafly husband and wife**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Christopher Wraley and Erika Wraley, husband and wife**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 127 in the Subdivision of the A.V.S. Lindsley 29 Acre Tract, as of record in Book 57, Page 66, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Robert Schlafly and Stacey M. Schlafly, husband and wife as joint tenants by Warranty Deed from Woodland Street Partners, LLC, a Tennessee limited liability company, recorded on the 3rd day of May, 2011 in Instrument No. 20110503-0033842, in the Register's Office of Davidson County, Tennessee.

This is ☒ Improved OR ☐ Unimproved property located at: 1410 Ordway Place, Nashville, TN 37206

This conveyance is made subject to 1) Property taxes for the year 2016 a lien currently due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantee paying their prorated share thereof to the Grantor who will be responsible for payment of said taxes (at closing); 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26 day of October, 2016.

Robert Schlafly

Stacey M Schlafly

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Robert Schlafly and Stacey M Schlafly husband and wife**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 26 day of October, 2016.

Notary Public
My Commission expires: 5/5/2020

AMANDA VAUGHN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY