ADDRESS NEW OWNER: Vickie Carol Welch and
James Mark Welch
9105 Otter Lane
Nashville, TN 37211

SEND TAX BILL TO: IberiaBank
202 West Congress Street
Lafayette, LA 70501

MAP-PARCEL NOS. 173-9-A-544.00

Bill Garrett Davidson County
Batch# 60413 DEEDWARR
02/20/2018 02:33:30 PM 3 pgs
Fees: $18.00 Taxes: $947.20
20180220-0016064

Prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004
Nashville, TN 37229-2004

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Jeremy A. Hall, unmarried** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Vickie Carol Welch and James Mark Welch, wife and husband** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 479 on the Plan of Lenox Village, Phase Seven, of record as Instrument No. 20051028-0130418 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jeremy A. Hall, an unmarried man, from Kacey Frost FKA Kacey D. Ellis, a married woman, by Warranty Deed recorded on June 2, 2014, in Instrument No. 20140602-0046986, Register's Office for Davidson County, Tennessee.

This is property with a common address of 9105 Otter Lane, Nashville, TN 37211.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:
(1) Property taxes for the current year and all subsequent years, taxes for the current year having been prorated and assumed by the Grantee at closing.(2) All matters appearing on the Plan of record in Instrument No. 20051028-0130418, Register's Office for Davidson County, Tennessee.(3) Master Deed Restrictions of record in Instrument NO. 20020315-0032825, as made applicable by Instrument NO. 20060321-0032382, said Register's Office.(4) Declaration of Charter, Easements, Covenants and Restrictions of the Residential Neighborhood of record as Instrument NO. 20020315-0032826, as made applicable by Instrument NO. 20060321-0032383, said Register's Office.(5) Easements for sanitary sewer and/or storm drainage of record as Instrument No. 20010918-0100849, and Instrument No. 20010918-0100851, said Register's Office.(6) Charter of the Lenox Village Neighborhood Association, Inc. in Instrument No. 20020412-0045831, said Register's Office.(7) Stormwater Detention Agreement in Instrument No. 20041229-0154223, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever. And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 15th day of February 2018.

Jeremy A. Hall

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Jeremy A. Hall, unmarried,** with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 15th day of February 2018.

CHRISTIE PERRY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $256,000.00.

Affiant

Subscribed and sworn before me this 15th day of February 2018.

Notary Public
My Commission Expires: 7/8/2018

CHRISTIE PERRY STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

File No. 1802K025

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed attorney ~~and~~/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019