File No. 280600646

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/11/08 10:36 2 pgs
Fees:13.00 Taxes:736.30
20080711-0071314

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF JULY, 2008.

Notary Public

MY COMMISSION EXPIRES:

AFFIX SEAL

THIS INSTRUMENT WAS PREPARED BY:
Sidwell & Barrett, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Aaron R. NaPier	New Owner 11/8/08	126-15-A-9
(NAME)	(NAME)	
8032 Settlers Way		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **WE, Stephen T. Barrios and wife, Jo Anne Barrios**, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto **Aaron R. NaPier and Kari L. NaPier, husband and wife,** , hereinafter called the grantee(s), **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. 9, Plan of Phase One, Boone Trace at Biltmore of record in Plat Book 7900, page 667, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Stephen T. Barrios and wife, Jo Anne Barrios by Warranty Deed from Shannon K. Powell, married, of record in Instrument No. 20060503-0051122, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:

Taxes for the year 2008, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 7900, Page 667, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 9347, Page 312, and in Instrument No. 20010717-0075902, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as **8032 Settlers Way, Nashville, TN 37221**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), THEIR heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hands this 8th day of July, 2008.

Stephen T. Barrios
By Susan James, Attorney In Fact

Stephen T. Barrios
By: Susan James, Attorney-In-Fact

Jo Anne Barrios
By Susan James, Attorney In Fact

Jo Anne Barrios
By: Susan James, Attorney-In-Fact

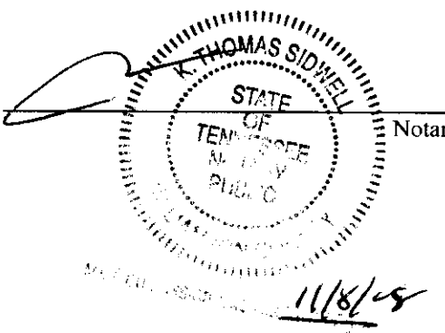
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Susan James**, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she is the attorney in fact of **Stephen T. Barrios** and who being authorized to do so acknowledged he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand at office this 8th day of July, 2008.

Commission expires:



Notary Public

STATE OF TENNESSEE

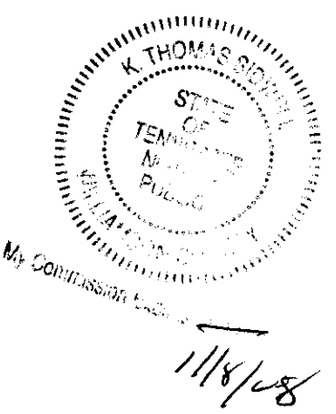
COUNTY OF WILLIAMSON

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Commission expires:

Notary Public



File Number: 280600646

RETURN TO:

Sidwell Title

121 First Avenue South, Suite 200

Franklin, TN 37064