(2)

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120.000.00

Shannon Alexander
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF SEPTEMBER, 2009.

Georgette R Kennedy
Notary Public

MY COMMISSION EXPIRES: 05-06-19
(AFFIX SEAL)

GEORGETTE R. KENNEDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott Rheinlander	Franklin Synergy Bank	150-3-91.00
(NAME)	(NAME)	
3317 Timber Trail	3301 Aspen Grove Drive, Suite 200	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Franklin, Tn 37067,	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Kelly Covert and husband, Jacob Covert, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott Rheinlander, unmarried,, 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. 53 on the Plan of The Country, Section Three, of record in Plat Book 5200, page 44, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kelly Covert and husband, Jacob Covert, by deed of record in Instrument No. 20081021-0105614, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Kelly Covert and Jacob Covert by Carolyn Adcock as their Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20090915-0086038, in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3317 Timber Trail, Antioch, TN 37013
(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 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. 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.

BILL GARRETT, Davidson County
Trans:T20090063026 DEEDWARR
Recvd: 09/15/09 10:32 2 pgs
Fees:13.00 Taxes:444.00
20090915-0086039

Witness our hands this 14th day of September, 2009.

Kelly Covert by Carolyn Adcock her attorney in fact

Kelly Covert by Carolyn Adcock, her attorney in fact

Jacob Covert by Carolyn Adcock his attorney in fact

Jacob Covert by Carolyn Adcock, his attorney in fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 14th day of September, 2009, before me personally appeared Carolyn Adcock, the person who executed the foregoing instrument on behalf of Kelly Covert and Jacob Covert and who acknowledged that she executed the same as the free act and deed of the said Kelly Covert and Jacob Covert, through Power of Attorney granted her by the said Kelly Covert and Jacob Covert

Witness my hand and official seal at Nashville, Tennessee this 14th day of September, 2009.

Commission expires: 5.2.2011

KRYSTN T. HEDGES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 2, 2011

Krystn T. Hedges

Notary Public