WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $153,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 22ND DAY OF SEPTEMBER, 2009. Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires MAR. 20, 2010

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kelly B. Randall	Pinnacel Nation Bank	Map 160, Group 14B, Parcel 152.00
(NAME)	(NAME)	
5856 Brentwood Trace	211 Commerce St	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Nashville, TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, I/WE, **Timothy Hugh Scott, Jr. an unmarried man**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Kelly B. Randall, an unmarried woman**, 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 Unit 5856 on the Plan of Brentwood Trace Condominiums, of record in Plat Book 5200, page 219 revised in Plat Book 5200, page 230 and Plat Book 5200, page 261, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Brentwood Trace, a horizontal property regime established by Master Deed of record in Book 5524, page 415, amended in Book 5545, page 510, said Register's Office.

Being the same property conveyed to Timothy Hugh Scott Jr., an unmarried man, by Warranty Deed from James H. Sullivan and wife, Deborah D. Sullivan, dated May 28th, 2002 and recorded in Instrument No. 20020605-0068463, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved X property, known as 5856 Brentwood Trace, Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20090065096 DEEDWARR
Recvd: 09/23/09 15:13 2 pgs
Fees:13.00 Taxes:566.10
20090923-0088683

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, has 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.

Witness our hands this 22nd day of September, 2009.

Timothy Hugh Scott, Jr.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, **Timothy Hugh Scott, Jr.**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 22nd day of September, 2009.

MICHELLE MARIE MONTAGUE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 20, 2010

Notary Public

My commission expires: _____