WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $102,000.00

Kimberly M. Bean
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF DECEMBER, 2009.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20090083956 DEEDWARR
Recvd: 12/14/09 10:12 2 pgs
Fees:13.00 Taxes:377.40
20091214-0113604

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 4 2013

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BMB Family Limited Partnership	SAME	Map 160-14-B
(NAME) 6221 Belle Rive Drive	(NAME)	Parcel 65 CO
(ADDRESS) Brentwood, Tennessee 37027	(ADDRESS)	
(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, **JOSEPH T. DRUMRIGHT AND WIFE, MARY SHARON DRUMRIGHT AND KIMBERLY R. DRUMRIGHT**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BMB FAMILY LIMITED PARTNERSHIP,** 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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 5765 in Brentwood Trace Condominiums, a Horizontal Property Regime located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee as shown on Plat of Brentwood Trace Condominiums recorded in Plat Book 5200 page 219 as revised in Book 5200 Page 230 and Book 5200 Page 261, Register's Office for Davidson County, Tennessee, and described in Master Deed recorded in Book 5524 page 415 as amended in Book 5545 page 510, Book 5818 Page 915, Book 5537, page 988 and Book 5868, page 70 Register's Office for Davidson County, Tennessee, to which reference is here made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Brentwood Trace Condominiums, contained in the Master Deed and the Bylaws appended thereto, recorded in Book 5524 Page 415 as amended in Book 5545 page 510, Book 5818 Page 915, Book 5537, page 988 and Book 5868, page 70, said Register's Office are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Joseph T. Drumright and wife, Mary Sharon Drumright, and Kimberly R. Drumright, by deed from Ivy Alexander of record in Instrument #20060523-0060415, said Register's Office.

This conveyance is subject to (a) 2009 real property taxes; (b) all matters appearing on the plan of record in Plat Book 5200 page 219 as revised in Book 5200 Page 230 and Book 5200 Page 261, said Register's Office; and (c) restrictive covenants of record in Book 5524 Page 415 as amended in Book 5545 page 510, Book 5818 Page 915, Book 5537, page 988 and Book 5868, page 70, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 5765 Brentwood Trace, Brentwood, Tennessee 37027
(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.

Witness our hands this 11th day of December, 2009.

Kimberly R. Drumright

Joseph T. Drumright

Mary Sharon Drumright

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joseph T. Drumright and Mary Sharon Drumright and Kimberly R. Drumright, the bargainor, with whom I am personally acquainted or 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 Nashville, Tennessee this 11th day of December, 2009.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR 4, 2013

Notary Public