BOX 13
15872

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $245,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 30th day of August, 2010 Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

Kasey Kelchner
State of Tennessee
Notary Public
My Comm. Exp. 1/21/2013
Rutherford County

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
Michael B Place and Betty J Place	Owner	155-8-C 191CO
(NAME) 717 Collins Trace Court	(NAME)	
(ADDRESS) Nashville, TN 37211	(ADDRESS)	
(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, **Brandi Brammer Cayce, unmarried**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Michael B Place and Betty J Place**,* 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:

* husband and wife,

Land in Davidson County, Tennessee, being Lot No. 191 on the Plan of Poplar Creek Estates, Phase 2, of record in Plat Book 6900, Pages 339-347, as amended in Plat Book 7900, Pages 888-889, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Brandi Brammer Cayce, married, by Warranty Deed dated May 22, 2009 from Kevin D. Hill and wife, Camille Hill, of record in Instrument No. 20090601-0050144, 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 ☒ property, known as 717 Collins Trace Court, Nashville, TN 37211

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.

BILL GARRETT, Davidson County
Trans:T20100055097 DEEDWARR
Recvd: 09/02/10 11:26 2 pgs
Fees:13.00 Taxes:906.50
20100902-0069903

Witness our hands this **30th** day of **August, 2010**

Brandi Brammer Cayce

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, **Brandi Brammer Cayce**, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **30th** day of **August, 2010**

Notary Public

My commission expires: 9.15.10

MELISSA J. BUTCHKO-TURECKI
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Comm. Expires September 15, 2010