This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $134,900.00.

Affiant

Subscribed and sworn before me this the 15th day of December, 2010.

Notary Public
My commission expires: May 6, 2013

NOTARY PUBLIC AT LARGE
KIMBERLY R. DOUGHER
DAVIDSON COUNTY, TENN

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TENN.

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Emily Hak 5369 Village Way Nashville, TN 37211	Franklin Synergy Bank 3301 Aspen Grove Dr., Ste 200 Franklin, TN 37067	161-10-A-70CO

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, JIMMY LEE LENTZ AND VANESSA LENTZ, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to EMILY HAK, A SINGLE WOMAN, AND SANDRA HARDEE, A MARRIED WOMAN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Being Lot No. 89 on the Plan of Villages of Brentwood, Phase One of record in Plat Book 5200, page 613, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jimmy Lee Lentz and wife, Vanessa Lentz by Warranty Deed from Peter O. Powell and wife, Kimberly Ann Powell of record in Book 10993, page 591; dated June 25, 1998, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 5369 Village Way, 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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand this the 15h day of December, 2010.

Jimmy Lee Lentz

Vanessa Lentz

BILL GARRETT, Davidson County
Trans:T20100078841 DEEDWARR
Recvd: 12/15/10 10:47 2 pgs
Fees:13.00 Taxes:573.13
20101215-0099690

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jimmy Lee Lentz and Vanessa Lentz, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15h day of December, 2010.

My commission expires:

11/7/12

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY