03

Realty Title

This Instrument Was Prepared By:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Suite 200
Brentwood, TN 37027

Return To:

BILL GARRETT, Davidson County
Trans:T20110056082 DEEDWARR
Recvd: 09/09/11 14:16 1 pgs
Fees:13.00 Taxes:1850.00
20110909-0070177

STATE OF TENNESSEE
COUNTY OF [redacted] dr notary Davidson

The actual consideration or value, whichever is greater is $500,000.00. Rachelle Caudill

[redacted]
Affiant

DIANE K. MANN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 02/25/2012

Subscribed and sworn before me this the 30th day of August, 2011.

[redacted] Diane K Mann
Notary Public
My commission expires: [redacted]

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Jonathan T. Butler Jennifer Butler 2907 Compton Rd. Nashville, TN 37215	**SUNTRUST MORTGAGE, INC.** **901 SEMMES AVE.** **RICHMOND, VA 23224**	117 02 0 005.00

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, **ANTHONY J. LUCENTE, UNMARRIED**, hereinafter referred to as Grantor, has bargained and sold, and do hereby transfer and convey to **JONATHAN T. BUTLER AND WIFE, JENNIFER BUTLER**, 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:

Land in Davidson County, Tennessee, being Lot No. 14 Block 1 on the Plan of A Development of Stokes Tract, as of record in Plat Book 974, Page 24, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Anthony J. Lucente by Warranty Deed from Robert J. Walsh and wife, Glynis A. Walsh, dated July 10, 2006, of record in Instrument No. 20060802-0094141, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 2907 Compton Rd., Nashville, TN 37215.

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. Grantor covenant with Grantees that Grantor is 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. Grantor does further covenant and bind himself, his 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 30th day of August, 2011.

Anthony J. Lucente
Anthony J. Lucente

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Anthony J. Lucente**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of August, 2011.

My commission expires: 7-25-2012

[redacted]
Notary Public

LAURA JANE SHUNN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires