THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 11091259**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $195,000.00. Affiant Subscribed and sworn to before me, this 14th day of October, 2011. Notary Public My Commission Expires: 01/07/2013

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Selam Yosef 2153 Christina Court (300 Rachaels Meadow Court) Hermitage TN 37076	US Bank Home Mortgage 4801 Frederica Street Owensboro, KY 42301	Tax Parcel ID No. 087010B01700CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Jennifer C. Esbenshade and Adam J. Esbenshade, Husband and Wife** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Selam D. Yosef , married**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 17, PLAN OF REVISED PLAT FOR MONTICELLO, A CLUSTER LOT DEVELOPMENT, as shown on plat of record in Instrument No. 20060417-0043313, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Jennifer C. Esbenshade and husband, Adam J. Esbenshade by Warranty Deed from Corinthian Custom Homes, Inc., recorded on the 15th day of June, 2007 in Instrument No. 20070615-0071638, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2012 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PLAN OF REVISED PLAT FOR MONTICELLO, A CLUSTER LOT DEVELOPMENT, as recorded in Instrument No. 20060328-0035050 as revised at Instrument No. 20060417-0043313.

Covenants, Conditions and Restrictions as set forth in Deed recorded in Instrument No. 20060912-0112994 as amended at Instrument No. 20060927-0119791.

Stormwater Detention Agreement as set forth in instrument recorded in Instrument No. 20040702-0078871.
Dedication of Maintenance Agreement as set forth in instrument recorded in Instrument No. 20070507-0054247 (as to Lot 17 only).

This is improved property located at 2153 Christina Court, (300 Rachels Meadow Court) Hermitage TN 37076

BILL GARRETT, Davidson County
Trans:T20110065438 DEEDWARR
Recvd: 10/19/11 12:45 2 pgs
Fees:13.00 Taxes:721.50
20111019-0081403

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 14th day of October, 2011.

Jennifer C. Esbenshade by Adam J. Esbenshade Attorney-In-Fact
Jennifer C. Esbenshade
By Adam J. Esbenshade, Attorney-in-Fact

Adam J. Esbenshade

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Adam J. Esbenshade, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 14th day of October, 2011.

Notary Public

My Commission Expires: _____

JAMES T. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 8, 2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Adam J. Esbenshade, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-fact for Jennifer C. Esbenshade, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 14th day of October, 2011.

Notary Public

My Commission Expires: _____

JAMES T. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 8, 2013