WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120051254 DEEDWARR
Recvd: 07/12/12 11:04 2 pgs
Fees:13.00 Taxes:397.75

20120712-0061233

TABATHA EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF JULY, 2012.

Notary Public

MY COMMISSION EXPIRES: ~~July 29, 2013.~~ 11-3-15
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan Devault	Top Flite Financial, Inc	62-2-A-073 CO
(NAME)	(NAME)	
2605 Paddle Wheel Drive	123 E Grand River Ave	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Williamston MI 48895	
(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, Eric M. Stillman and Amy Lyn Stillman, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jonathan Mark Devault, unmarried, 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:

Land in the First Civil District of Davidson County, Tennessee, being Lot No. 61B on the Plan of River Trace Estates, Phase I, Section I, as of record in Plat Book 6250, pages 995, 996, and 997, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Eric M. Stillman and Amy Lyn Stillman, by deed of record in Instrument Number 20030502-0058582 Register's Office for Davidson County, Tennessee.

Subject to all matters as shown on Plan of River Trace Estates of record in Plat Book 6250, pages 995, 996, and 997, Register's Office for Davidson County, Tennessee. This conveyance is subject to Restrictions and By-Laws of record in Book 6851, page 370, Book 6982, page 747; Instrument No. 20011126-0128569; and Book 6851, page 390, said Register's Office. TVA Transmission Line Easement of record in Book 1163, page 341, said Register's Office; Flowage Easement of record in Book 2022, page 83, said Register's Office; Easement of record in Book 3959, page 595, said Register's Office; Grant and Agreement of record in Book 7030, page 798, said Register's Office; Slope Easement of record in Book 7296, page 484, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 2605 Paddle Wheel Drive, Nashville, TN 37214

(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 6th day of July, 2012.

Erick M. Stillman by Tara DeSelms, Attorney-in-Fact

Amy Lyn Stillman by Tara DeSelms, Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 6th day of July, 2012 before me personally appeared Tara DeSelms, the person who executed the foregoing instrument on behalf of Eric M. Stillman, and acknowledged that she executed the same as the free act and deed of the said Eric M. Stillman, through Power of Attorney granted June 29, 202 by the said Eric M. Stillman.

Witness my hand and official seal at Franklin, Tennessee this 6th day of July, 2012.

Commission expires: July 29, 2013

Tahira J. Pyszka Notary Public

TAHIRA J. PYSZKA STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

MY COMMISSION EXPIRES JULY 29, 2013

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 6th day of July, 2012 before me personally appeared Tara DeSelms, the person who executed the foregoing instrument on behalf of Amy Lyn Stillman, and acknowledged that she executed the same as the free act and deed of the said Amy Lyn Stillman, through Power of Attorney granted June 29, 202 by the said Amy Lyn Stillman.

Witness my hand and official seal at Franklin, Tennessee this 6th day of July, 2012.

Commission expires: July 29, 2013

Tahira J. Pyszka Notary Public

TAHIRA J. PYSZKA STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

MY COMMISSION EXPIRES JULY 29, 2013