(1) Return to: Bridgehouse Title
342 Cool Springs Blvd. Ste. 202
Franklin, TN 37067

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20120075573 DEEDWARR
Recvd: 10/04/12 15:29 2 pgs
Fees: 13.00 Taxes: 1073.00
20121004-0091222

MELANIE D. DURARD NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires: January 11, 2014

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $290,000.00
Coreen Newcomb
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME THIS 28th day of September, 2012
Notary Public
MY COMMISSION EXPIRES: 1-19-14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brett J. Bowen	Tennessee Bank & Trust	186040A06400CO
(NAME)	(NAME)	
8521 Gainsford Lane	4007 Hillsboro Rd	
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135	Nashville, TN 37215	
(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, WE, **William T. White and wife Jennifer D. White**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Brett J. Bowen,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Williamson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 174 on the Final Plat of Burkitt Place, Phase 1A, Section 2, as shown by plat appearing of record in Instrument No. 20060315-0029571, as corrected by Surveyor's Certificate of Correction of record in Instrument No. 20060427-0048556, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William T. White and wife, Jennifer D. White by Warranty Deed from Eleanore F. Walker, Joseph T. Hartman and Terrell R. Johnson, Trustees under the Declaration of Trust dated May 1, 2003 filed for record on 1/22/08 in Instrument 20080122-0006405, Register's Office of Davidson County, Tennessee. Previously being the same property conveyed to Eleanore F. Walker, Joseph T. Hartman and Terrell R. Johnson, Trustees under the Declaration of Trust dated May 1, 2003 by deed from Vivian Valtas, Trustee of the Valtas Family Revocable Trust, dated November 7, 2008 of record in Instrument No. 20080122-0006403, Register's Office of 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 X property, known as 8521 Gainsford Lane, Nolensville, TN 37135

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.

Witness our hands this **28th** day of **September, 2012**

William T. White

Jennifer D. White

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, **William T. White and Jennifer D. White**, 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/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **28th** day of **September, 2012**

CHRIS CANTRELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 5, 2015

Notary Public

My commission expires: _____