Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

Christy Wilkins Ivey — *Percy Wilkins, Jr. (retired)*

W & I Ref:(DM) Title No: 52187
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ashley Hill Kendall Hill 712 Branch Creek Road Nashville, Tennessee 37209	Franklin Synergy Bank 3301 Aspen Grove Dr #200 Franklin TN 37067

TAX MAP-PARCEL NUMBERS: 10310002200

BILL GARRETT, Davidson County
Trans:T20130021068 DEEDWARR
Recvd: 03/14/13 14:22 2 pgs
Fees:13.00 Taxes:1084.10
20130314-0025678

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$293,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jonathan Soslow and spouse, Kylie M. Comier**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ashley Hill and spouse, Kendall Hill** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of Brookside Courts Addition No. 3 of record in Book 1835, page 107, Register's Office for said County.

Said Lot No. 41 fronts 75 feet on the southeasterly margin of Branch Creek Road and extends back 151.3 feet on the northeasterly line and 149.2 feet on the southwesterly line to a dead line in the rear, measuring 75 feet thereon. Together with and subject to a Deed of Easement for driveway purposes of record in Book 5196, page 658 and Book 5258, page 924, said Register's Office.

Being the same property conveyed to Jonathan H. Soslow and Kylie M. Cormier by Warranty Deed from Susan M. Echols, unmarried, dated June 1, 2007 and recorded on June 4, 2007 of record in Doc. No. 20070604-0066259, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2013, and subsequent years; The Plan, with Owner's Certificate, of record in Book 1835 Page 107, said Register's Office, which Plan shows a 30 foot minimum building setback line from Branch Creek Road and a 15 foot easement for public utility purposes along the rear line of said lot, with a pope extending throughout, a 5 foot public utility easement along the northeasterly line of said lot and a 10 foot drainage easement with an 8 inch sewer line lying therein extending across the rear portion of said lot and connecting with the aforesaid 15 feet easement. Deed of Easement for driveway purposes of record in Book 5196, page 658 and Book 5258, page 924, said Register's Office.

This is improved property, known as: 712 Branch Creek Road, Nashville, Tennessee 37209

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 26th day of February, 2013.

Jonathan Soslow

Kylie M. Comier

State of TENNESSEE
County of DAVIDSON

On this 26th day of February, 2013 , before me the undersigned authority, personally appeared Jonathan Soslow and Kylie M. Comier , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

Notary

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $293,000.00

Affiant

Sworn and subscribed before me this the 26th day of February, 2013

Notary Public

My Commission Expires: 8-19-13

M. L. HICKERNELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.