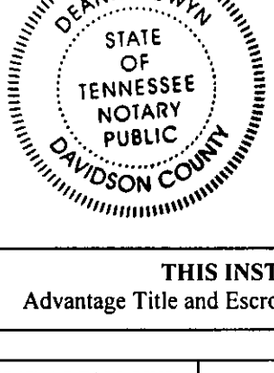
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $194,040.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF APRIL, 2013.

Notary Public

MY COMMISSION EXPIRES: 7/7/2013
(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
Traci Johnson	Acopia, LLC	87-01-0-B-15.00
(NAME)	(NAME)	
308 Rachel's Meadow Court	306 Northcreek Blvd. Ste. 100	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Goodlettsville, TN 37072	
(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, Seth Brink and Emily Brink, husband and wife, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Traci Johnson, an unmarried woman, 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 Davidson County, Tennessee, being Lot No. 15 on Revised Plat of Monticello, a Cluster Lot Development of record in Instrument No. 20060417-0043313, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Seth Brink and Emily Brink, husband and wife, by deed of record in Instrument Number 20070912-0109361, Register's Office for Davison County, Tennessee.

Subject to all matters as shown on Plan of Monticello of record in Instrument No. 20060417-0043313, Register's Office for Davidson County, Tennessee. Restrictive Covenants of record in Instrument No. 20121212-0114617, Register's Office for Davidson County, Tennessee. Easement of record in Instrument No. 20070710-0081992, Register's Office for Davidson County, Tennessee. Storm Water Detention Agreement of record as Instrument No. 20040702-0078871, Register's Office for Davidson County, Tennessee. Subject to Restrictions as contained in the Declaration of Covenants, Conditions, and Restrictions as of record in Instrument No. 20060912-0112994 and in Instrument No. 20060927-0119791, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 308 Rachel's Meadow Court, Hermitage, TN 37076

(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.

BILL GARRETT, Davidson County
Trans:T20130037917 DEEDWARR
Recvd: 05/07/13 10:04 2 pgs
Fees:13.00 Taxes:717.95
20130507-0045893

Witness our hands this 30th day of April, 2013.

Seth Brink

Emily Brink

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Seth Brink and Emily Brink, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee this 30th day of April, 2013.

Commission expires: 7-29-13

Notary Public

TAHIRA J. PYSZKA
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES JULY 29, 2013