File Box 9-B

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 30th day of August, 2013 Notary Public MY COMMISSION EXPIRES: 8/29/2016 (AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC SUSAN L. HELMRICH COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason E. Braddock and Lauren N. Braddock	Renaissant Bank	147-14-0-150.00
(NAME)	(NAME)	
589 Hill Creek Dr	2001 Park Pl N. Ste. 650	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Birmingham, AL 35203	
(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, I/WE, **Dorothy Chumley**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Jason E. Braddock and Lauren N. Braddock, husband and wife**, 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. 418 on the Plan of Candlestick (sic) Farms, Section Four of record in Plat Book 3600, page 71, and amended in Book 3822, page 71, Register's Office for said County, to which reference is made for a more complete description.

BEING the same property conveyed to Dorothy Chumley by Quitclaim Deed from Barry Lamar Chumley dated August 20, 2008, of record in Instrument No. 20080820-0085506, Register's Office for Davidson County, Tennessee. See also Instrument No. 20080616-0061995, said Register's Office.

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 ☒ property, known as 589 Hill Creek Dr, Nashville, TN 37211

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 **30th** day of **August, 2013**

BILL GARRETT, Davidson County
Trans:T20130076835 DEEDWARR
Recvd: 09/05/13 10:11 2 pgs
Fees:13.00 Taxes:539.83
20130905-0093629

Dorothy Chumley
(one and the same person as
as Dorothy Marie Chumley)

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, **Dorothy Chumley**, 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 **30th** day of **August, 2013**

Notary Public

My commission expires: 8/24/2014

SHANNA L. HEINRICH
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF WILLIAMSON