BILL GARRETT, Davidson County
Trans: T20130083272 DEEDWARR
Recvd: 09/26/13 11:59 2 pgs
Fees: 13.00 Taxes: 185.00
20130926-0101120

DON KEITH HEAD III
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00

Courtney K. Benjamin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS **24th** day of **September, 2013**

Notary Public

MY COMMISSION EXPIRES: 7/30/17
(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
Graystone Properties, LLC	Franklin Synergy Bank	071-05-0-154.00
(NAME)	(NAME)	
1838 Meade Avenue	3301 Aspen Grove	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Franklin, TN, 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, **Stephen Ash and wife, Jeannie Ash**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Graystone Properties, LLC**, hereinafter called the Grantee, its suceesors 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 Nos. 11 and 12, on the Plan of Brooklyn Heights, of record in Plat Book 332, page 140, Register's Office for said County, to which plan reference is hereby made for a more complete description. Said lots 11 and 12 front together 80 feet on the northerly side of Meade Avenue and runs back between parallel lines 140 feet to an alley.

Being the same property conveyed to Stephen Ash and wife, Jeannie Ash, by Warranty Deed from FirstBank dated March 13, 2013 and filed of record on April 9, 2013 in Instrument Number 20130409-0035149, Said Register's Office for 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 1838 Meade Avenue, Nashville, TN 37207

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 **24th** day of **September, 2013**

Stephen Ash by Ronnie Delozier Attorney in Fact

Stephen Ash by Ronnie Delozier Attorney In Fact

Jeannie Ash by Ronnie Delozier Attorney in Fact

Jeannie Ash by Ronnie Delozier Attorney In Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Ronnie Delozier, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Stephen Ash, as his Attorney In Fact, under Power of Attorney bearing Instrument No. 20130926-0101118 Register's Office for Davidson County, Tennessee, and who acknowledged the execution of the same to be the free act and deed of Stephen Ash, under said Power of Attorney.

Witness my hand and official seal at office in Franklin, Tennessee, this the 24th day of September, 2013.

Laurie M Harris

Notary Public

LAURIE M. HARRIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires:

12-10-16

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Ronnie Delozier, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Jeannie Ash, as her Attorney In Fact, under Power of Attorney bearing Instrument No. 20130926-0101119, Register's Office for Davidson County, Tennessee, and who acknowledged the execution of the same to be the free act and deed of Jeannie Ash, under said Power of Attorney.

Witness my hand and official seal at office in Franklin, Tennessee, this the 24th day of September, 2013.

Laurie M Harris

Notary Public

LAURIE M. HARRIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires:

12-10-16