BILL GARRETT, Davidson County
Trans:T20130085466 DEEDWARR
Recvd: 10/03/13 09:36 3 pgs
Fees:18.00 Taxes:1208.05
20131003-0103814

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
2 Cadillac Drive
Brentwood, TN 37027

ADDRESS NEW OWNER:
Jeremy McNutt
5817 Hearthstone Lane
Brentwood, Tennessee 37027

SEND TAX BILL TO:
Owner

MORTGAGEE:
Churchill Mortgage Corp.
761 Old Hickory Blvd Ste 400
Brentwood, TN 37027

MAP 160-15
GROUP
PARCEL 1.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Tyrone G. Williams, Successor Trustee of the Christopher Williams, Jr., Revocable Living Trust Agreement dated Sept 20, 2012,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Jeremy McNutt and Christine McNutt, husband and wife**, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Phase 1, Hearthstone, of record in Plat Book 5200, page 218, as amended in Book 6252, page 422, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Christopher Williams and wife, Constance Denise Williams by deed of record in Book 8166, page 798, Register's Office, Davidson County, Tennessee, and conveyed from Constance Denise Williams to S. T. Snodgrass, Trustee and S. T. Snodgrass, Trustee to Christopher Williams by Quitclaim Deed of record in Book 9170, page 344, said Register's Office. And further being the same property conveyed by Christopher Williams to Christopher Williams, Jr., Trustee of the Christopher Williams, Jr. Revocable Living Trust Agreement dated September 20, 2012 by a Quitclaim Deed dated September 20, 2012, of record in Instrument No. 20120921-0086114, Register's Office, Davidson County, Tennessee. The said Christopher Williams and Christopher Williams, Jr. being one and the same person, and the said Christopher Williams, Jr. being now deceased, title to said property is vested in Tyrone G. Williams as the Successor

Trustee under the Christopher Williams, Jr., Revocable Living Trust Agreement dated September 20, 2012.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2013 and subsequent years.

This is **improved** property known as **5817 Hearthstone Lane, Brentwood, Tennessee 37027.**

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, GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors 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 my hand this **the ~~20th~~ 30th** day of **September, 2013.**

Tyrone G. Williams, Trustee

Tyrone G. Williams, Successor Trustee of The Christopher Williams, Jr., Revocable Living Trust Agreement dated September 20, 2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Tyrone G. Williams, Successor Trustee of The Christopher Williams, Jr., Revocable Living Trust Agreement dated September 20, 2012** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **Tyrone G. Williams, Successor Trustee of the Christopher Williams Jr. Revocable Living Trust Agreement dated Sept 20, 2012**, the within named bargainor, and that being authorized so to do, executed the within Warranty Deed for the purposes therein contained by signing his name as such authorized Trustee.

WITNESS my hand and official seal this 30th day of September, 2013.

Robert M. Loffi
NOTARY PUBLIC

ROBERT M LOFFI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5/3/2016

STATE OF TENNESSEE
COUNTY OF

The actual value or consideration, whichever is greater, for this transfer is $326,500.00.

AFFIANT

Subscribed and sworn to before me on this 30 day
of September, 2013.

NOTARY PUBLIC

My Commission Expires:

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES
SEPTEMBER 9, 2014