WARRANTY DEED

DEBORAH K. DEVINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires October 18, 2016

R-SRE-13-456

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $176,000.00

B. Affiant

Subscribed and sworn to before me, this 11th DAY OF October, 2013.

Notary Public

MY COMMISSION EXPIRES: 10-18-16
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tye E. Gantz a/k/a Tye Erin Ga	Fifth Third Mortgage (NAME)	
456 Wilclay Dr (ADDRESS)	5001 Kingsley Dr (ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Cincinnati, OH 45227 (CITY) (STATE) (ZIP)	102-04-0-152.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we TREY STEPHENSON AND STACEY C. STEPHENSON, HUSBAND AND WIFE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto TYE E. GANTZ A/K/A TYE ERIN GANTZ, AN UNMARRIED WOMAN, hereinafter called the Grantee(s), their heirs and assigns, that 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. 829 ON THE PLAN OF CHARLOTTE PARK, SECTION 22 OF RECORD IN PLAT BOOK 3700, PAGE 67 AND 68, IN THE 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 TREY STEPHENSON AND STACEY C. STEPHENSON, HUSBAND AND WIFE BY QUITCLAIM DEED FROM TREY STEPHENSON AND STACEY CARRICO N/K/A STACEY C. STEPHENSON OF RECORD AT INSTRUMENT NO. 20101122-0093498, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED NOVEMBER 5, 2010 AND RECORDED ON NOVEMBER 22, 2010.

THIS CONVEYANCE IS SUBJECT TO A) PROPERTY TAXES AND SUBSEQUENT, WHICH ARE ASSUMED BY THE GRANTEE(S) HEREIN; B) INSTRUMENTS OF RECORD IN PLAT BOOK 3700, PAGE 67 AND 68, SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 456 Wilclay Dr, Nashville, Tennessee 37209
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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:T20130088749 DEEDWARR
Recvd: 10/15/13 10:39 2 pgs
Fees:13.00 Taxes:651.20
20131015-0107616

Witness my/our hand(s) this 11th day of October, 2013.

Trey Stephenson

Stacey C. Stephenson

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Trey Stephenson and Stacey C. Stephenson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th day of October, 2013.

Notary Public

My Commission Expires: 11/18/16

(SEAL)

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
~~Rudy Title & Escrow, LLC~~
~~2012 21st Avenue South~~
~~Nashville~~, TN 37212
~~Phone: (615)383-2903~~

Rudy Title
206 A Cool Springs Blvd #106
Franklin, TN 37067