Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Wilson

The actual consideration or value, whichever is greater, for this transfer is $146,999.00

Affiant

Subscribed and sworn to before me, this 18th day of October 2013.

Notary Public
My commission expires: 10/26/16

AMIE JO GRAVITT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

BILL GARRETT, Davidson County
Trans:T20130092914 DEEDWARR
Recvd: 10/30/13 11:51 2 pgs
Fees:13.00 Taxes:543.90
20131030-0112691

Address of New Owner:	Send Tax Bills to:	Tax Information
Collin M. Colohan Amanda B. Lillard 1135 Ardee Avenue Nashville, TN 37216	Franklin American Mtg. 501 Corporate Center Dr #500 Franklin, TN 37067	061-15-0-091.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Lee Bridges and Erin Bridges f/k/a Erin Schork, husband and wife,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Collin M. Colohan, unmarried and Amanda B. Lillard, unmarried as Joint Tenants with Right of Survivorship,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land situated in Davidson County, Tennessee being Lot No. 16 of Block "C" on the resubdivision of Sunnymeade as of record in Plat Book 974, Pages 56 and 57, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 16 fronts 50 feet each on the northerly side of Ardee Avenue and runs back between lines 224.1 feet on the westerly line and 226.6 feet on the easterly line to a dead line measuring 50 feet thereon.

Being the same property conveyed to Erin Schork, unmarried and Lee Bridges, unmarried, as Joint Tenants with the Right of Survivorship, by Warranty Deed from Patricia A. Johnston and Joseph A. Johnston, married, recorded on April 11, 2007 in Instrument Number 20070411-0043210, Register's Office for Davidson County, Tennessee.

This property is improved property known as 1135 Ardee Avenue, Nashville, TN 37216

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. Grantors covenant with Grantee(s) that Grantor(s) 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this the 18th day of October, 2013.

Lee Bridges

Erin Bridges, by Lee Bridges, her ~~Attorney~~ in Fact

Erin Bridges, by Lee Bridges, her Attorney in Fact

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 **Lee Bridges, individually, and as Specific Durable Power of Attorney for Erin Bridges f/k/a Erin Schork,** the bargainor(s), 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 the 18th day of October, 2013.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires: 5/30/2017

FILE NO: 2013102802

Return to:

ET
EXECUTIVE TITLE LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122