BILL GARRETT, Davidson County
Trans:T20130092992 DEEDWARR
Recvd: 10/30/13 13:58 2 pgs
Fees:13.00 Taxes:754.43

20131030-0112771

Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 290
Brentwood, TN 37027
13-1037

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $203,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28 DAY OF OCTOBER, 2013.

KATE ROSENTHAL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014

Notary Public
Commission Expires: _____

Address of New Owner	Send Tax Bills To:	Map & Parcel
Steven Ryan Hollis 5421 Village Way Nashville, TN 37211	Farmington Financial Group, LLC 2002 Richard Jones Rd, Ste. 300A Nashville, TN 37211	161-10-0A-076.00 CO

WARRANTY DEED

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,

Scott E. Jones, unmarried and Barry E. Workman, unmarried

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Steven Ryan Hollis and Katie Hollis, 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. 94 on the Plan of Phase One, Villages of Brentwood, a Planned Unit Development, of record in Plat Book 5200, Page 613, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Scott E. Jones, unmarried and Barry E. Workman, unmarried, as joint tenants, with rights of survivorship, not as tenants in common, by Quitclaim Deed from Scott E. Jones, unmarried, dated 11/15/06 and recorded 11/22/06 in Instrument No. 20061122-0145448; and being the same property previously conveyed to Scott E. Jones, unmarried, by Warranty Deed from Kenneth W. Tucker and wife, Julie R. Tucker, dated 9/30/04 and recorded 10/6/04 in Instrument No. 20041006-0120728, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 5421 Village Way, 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 so covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 28 day of October, 2013 .

Scott E. Jones

Barry E. Workman

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,
Scott E. Jones and Barry E. Workman
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 at Nashville, Tennessee this the 28 day of October, 2013.

JOSHUA A. TERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-18-2016

Notary Public
My Commission Expires: _____

(Notary Seal)