WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF MARCH, 2014. Notary Public MY COMMISSION EXPIRES: 4/20/15 (AFFIX SEAL)

SUMNER COUNTY TENNESSEE NOTARY PUBLIC STATE OF KRISTI HOWELL

THIS INSTRUMENT WAS PREPARED BY Foundation Title & Escrow Series, LLC, 100 Venegrass Commons Blvd., #2100, Hendersonville, TN 37075		
ADDRESS NEW OWNER(S) AS FOLLOWS: Keith S. Koch	SEND TAX BILLS TO: Keith S. Koch	MAP-PARCEL NUMBERS 087 01 0A 026.00
(NAME) 4320 Chesney Glen Drive	(NAME) 4320 Chesney Glen Drive	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Hermitage, TN 37076	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **Brian Williams, married**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Keith S. Koch, ~~a~~married**, 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. 77, on the Plan of Section 1B, Chesney Glen, of record in Book 9700, page 289, Register's Office for said County, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Brian Williams by Warranty Deed from Romeo P. Patubo dated February 28, 2007, of record in Instrument No. 20070309-0029605, 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.

Becky Williams, spouse of Brian Williams, joins in the execution of this instrument to convey her marital interest, if any, in said property.

unimproved ☐
This is improved ☒ property, known as 4320 Chesney Glen Drive, Hermitage, TN 37076

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.

BW BLW

BILL GARRETT, Davidson County
Trans:T20140018580 DEEDWARR
Recvd: 03/20/14 08:48 2 pgs
Fees:13.00 Taxes:536.50
20140320-0022875

Witness our hands this 14th **day of March, 2014.**

Brian Williams

Becky Williams

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, **Brian Williams and Becky Williams**, the within name bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 14th **day of March, 2014.**

Notary Public

WAYNE THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 6, 2017

My commission expires: _____