Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #14-1150

BILL GARRETT, Davidson County
Trans:T20140034229 DEEDWARR
Recvd: 05/16/14 10:07 2 pgs
Fees:13.00 Taxes:2497.50
20140516-0042132

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jeffrey E. Smith and wife, Kelli J. Smith**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Thomas D. Turner and Kelly M. Turner, husband and wife**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, and being Lot No. 20 on the plan of Southmeade, as of record at Book 1835, pages 118 and 119, in the Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being the same property conveyed to Jeffrey E. Smith and wife, Kelli J. Smith, by deed from David R. Smith, an unmarried person, dated May 31, 1995, of record in Book 9686, page 993, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 4321 Prescott Road, Nashville, TN, 37204.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 15th day of May, 2014.

Jeffrey E. Smith

Kelli J. Smith

State of Tennessee)
County of Davidson)

On this 15th day of May, 2014, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Jeffrey E. Smith and Kelli J. Smith, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5/20/14

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 675,000.00.

Affiant

Sworn and subscribed before me on this the 15th day of May, 2014.

Notary Public

My Commission Expires: 11/6/17

DEBORAH M. O'NEIL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Thomas D. Turner 4321 Prescott Road Nashville, TN 37204	Pinnacle Bank 150 3rd Avenue South, Suite 900 Nashville, TN 37201	132-7-27