Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1320 Westgate Circle, Suite 150
Brentwood, TN 37027

Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

BILL GARRETT, Davidson County
Trans:T20140052049 DEEDWARR
Recvd: 07/18/14 14:01 2 pgs
Fees:13.00 Taxes:869.13
20140718-0064059

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $234,900.00.

Affiant

Subscribed and sworn to before me this 15th day of July, 2014.

Notary Public
My Commission Expires: 06/24/18

TARA JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires September 9, 2014

14-0294

Address of New Owner:	Send Tax Bills to:	Tax Information:
Gregory Schaal Briscoe	New Owner	161 13 0 B
335 Shady Creek Lane		335.00 CO
Nashville, TN 37211		

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, we

John Christopher Roach, a married man,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Gregory Schaal Briscoe, a single man,

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Unit No. 335 on the Plan of Creekside of Brentwood, as shown on Exhibit "B" of the Master Deed of record as Instrument No. 20050204-0013611, as amended in Instrument No. 20050329-0034131 and Instrument No. 20050822-0100021, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to John Christopher Roach, unmarried by Warranty Deed from Pulte Homes Tennessee, Limited Partnership, a Nevada limited partnership, dated December 16, 2005, recorded as Instrument No. 20051228-0154991, Register's Office for said County.

Janel Roach, wife of John Christopher Roach, joins in the execution of this instrument to convey any interest, marital or otherwise, that she may have in subject property.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **335 Shady Creek Lane, 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 do 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 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 our hands this 15th day of July, 2014.

John Christopher Roach

Janel Roach

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **John Christopher Roach and Janel Roach,** the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 15th day of July, 2014.

D. Shayne Adair, Notary Public
State of Tennessee at Large
My Commission Expires: 06/24/18

