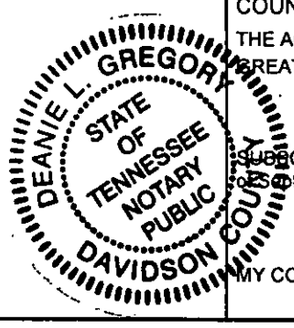
WARRANTY DEED

Return To:
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122
#14-0422



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $154,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of September, 2014.

Deanie L. Gregory
Notary Public

MY COMMISSION EXPIRES: January 09, 2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory, Attorney-at-Law
GREATER NASHVILLE TITLE AND CLOSING COMPANY
200 Madison Street
Madison, TN 37115

BILL GARRETT, Davidson County
Trans:T20140066207 DEEDWARR
Recvd: 09/05/14 11:37 2 pgs
Fees:13.00 Taxes:573.13

20140905-0081462

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mark P. Michel and wife, Brooke Elizabeth Steele Michel	Acopia, LLC	07416008500
(NAME)	(NAME)	
5004 Bonnawell Drive	306 Northcreek Rd. #100	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Goodlettsville, TN 37072	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WAYNE STEVENS, TRUSTEE, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARK P. MICHEL AND BROOKE ELIZABETH STEELE MICHEL AS 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. 400 on the Plan of Hermitage Hills, Section 5, of record in Book 3300, Pages 1 and 2, Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

Being the same property conveyed to Wayne Stevens, Trustee by Quitclaim Deed from David Glen Turner (by and through his Attorney-in-Fact, Lesa S. Turner) and wife, Lesa S. Turner, Individually, which deed is dated November 30, 2013 and recorded as Instrument No. 20131204-0123687 in the Register's Office for Davidson County, Tennessee. Durable General Power of Attorney from David Glen Turner to Lesa S. Turner is of record as Instrument No. 20131121-0119912, Register's Office for Davidson County, Tennessee.
Further being the same property conveyed to Wayne Stevens, Trustee by Instrument For Correction of Quitclaim Deed, which Instrument is being recorded simultaneously herewith in the Register's Office for Davidson County, Tennessee as Instrument No. 20140905-0081461.

THIS CONVEYANCE IS MADE SUBJECT TO PROPERTY TAXES FOR 2014 AND SUBSEQUENT YEARS; FURTHER SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC. AS MAY BE SET FORTH ON THE PLAN OF HERMITAGE HILLS, SECTION 5, OF RECORD IN BOOK 3300, PAGES 1 AND 2, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND RESTRICTIVE COVENANTS OF RECORD, IF ANY.

unimproved ☐

This is improved ☑ property, known as 5004 Bonnawell Drive, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 3rd day of September, 2014.

Wayne Stevens

STATE OF TENNESSEE

COUNTY OF Davidson

On this 3rd day of September, 2014, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Wayne Stevens**,* with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

* as Trustee

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
January 09, 2018

Notary Public,

Return To:

Greater Nashville Title and Closing Company
200 Madison Street
Madison, TN 37115

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY