RETURN TO

Greenvue Title & Escrow, LLC
2207 Crestmoor Road, Suite 101
Nashville, Tennessee 37215

BILL GARRETT, Davidson County
Trans:T20140066299 DEEDWARR
Recvd: 09/05/14 14:12 2 pgs
Fees:13.00 Taxes:1052.65
20140905-0081572

Prepared by:
Mark Leedom, Esq.
Bell Title, LLC
1616 Westgate Circle
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $284,500.00.

Affiant

Subscribed and sworn to before me, this 29th day of August, 2014.

Notary Public
My commission expires: 12-21-14

JENNY AVERHOFF RUTHERFORD COUNTY NOTARY PUBLIC STATE OF TENNESSEE

Address of New Owner:	Send Tax Bills to:	Tax Information
Bradley D. Mansell 744 Wedgewood Park Nashville, TN 37203	Franklin Synergy Bank 722 Columbia Ave. Franklin, TN 37064	105100C74400CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Chirag N. Patel and wife, Anisa R. Patel** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Bradley D. Mansell, a single man**, hereinafter called the Grantee, their successors 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 Unit 744 of Wedgewood Park, Phase 2, a condomnium, as set forth in the First Supplement to the Master Deed for Wedgewood Park Annexing Phase 2 Property of record as Instrument No. 200608250105391, Register's Office of said County, and shown as part of Exhibit B-1, B-2 and B-3 therein. Said First Supplement annexes the subject property into the Master Deed Establishing Wedgewood Park of record as Instrument No. 200505100052804, as amended by Instrument No. 200602160019060, Instrument No. 200602280022838, and Instrument No. 201103290024200, said Register's Office, under the provisions of Tennessee Horizontal Property Act, Section 66-27-101 et seq., Tennessee Code Annotated, together with the undivided percentage interest in the Common Elements as set forth in Exhibit B-3 of said First supplement, as amended.

Being the same property conveyed to Chirag N. Patel and Anisa R. Patel by deed from Elite Homes, LLC dated 5/23/08 of record in Instrument No. 200805270053499, said Register's Office.

SUBJECT TO any and all applicable conditions, restrictions, easements, setback lines, plat(s) of record and encumbrances of record in the Register's Office for Davidson County, Tennessee.

This property is improved property known as: 744 Wedgewood Park Nashville, TN 37203.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 29 day of August, 2014.

Chirag N. Patel by [signature], Attorney in Fact.
Chirag N. Patel By Tish Baldwin Attorney in Fact

Anisa R. Patel, by [signature], Attorney in Fact
Anisa R. Patel By Tish Baldwin Attorney in Fact

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named ***Tish Baldwin*** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for ***Chirag N. Patel*** and that she is authorized by ***Chirag N. Patel*** to execute this instrument on his behalf.

Witness my hand and seal at office on this 29 day of August, 2014.

[signature]
Notary Public

CHRISTI M. JOHNSTON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission expires: 6-18-18

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named ***Tish Baldwin*** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for ***Anisa R. Patel*** and that she is authorized by ***Anisa R. Patel*** to execute this instrument on her behalf.

Witness my hand and seal at office on this 29 day of August, 2014.

[signature]
Notary Public

CHRISTI M. JOHNSTON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission expires: 6-18-18