WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $181,900.00.

Affiant

Subscribed and sworn to before me, this 30th day of October, 2014

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL) 5/19/18

CASSI CLARK
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

BILL GARRETT, Davidson County
Trans:T20140082640 DEEDWARR
Recvd: 11/03/14 10:53 2 pgs
Fees:13.00 Taxes:673.03
20141103-0101147

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Bryan Woodlee	Pinnacle Bank	033-15-0
(NAME)	(NAME)	(MAP)
811 E. Campbell Road	150 3rd Avenue South Suite 900	117.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Madison, TN 37115	Nashville, TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, George William Aust Jr. and wife, Virginia G. Aust, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Thomas Bryan Woodlee and wife, Stephanie A. Woodlee, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Green Forest of record in Plat Book 3700, Page 8, the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to George William Aust, Jr. and Virginia G. Aust by deed from George W. Aust, Jr. and wife, Virginia G. Aust, Trustees, U/A/D Feb 25, 1997 of the Aust Joint Revocable Living Trust Agreement of record in Instrument No. 20050214-0016460 Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 811 E. Campbell Road, Madison, Tennessee 37115

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.

RETURN TO:
stewart title
13026 Lebanon Road
Suite 100
Mt. Juliet, TN 37122

Witness my/our hand(s) this 30th day of October, 2014.

George William Aust Jr.

Virginia G. Aust

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared George William Aust Jr. and Virginia G. Aust with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 30th day of October, 2014.

Notary Public

My Commission Expires: 1/9/2016

