KIMIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
COMMISSION EXPIRES 5-3-2016

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$74,944.00
|
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|3rd DAY OF November, 2014.
|
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 5/3/2016
| (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vickie Rae Smith 5028 Greer Station Dr Hermitage TN 37076	F&M Bank P.O. Box 451 Clarksville TN 37041	Map 075 12 0A Parcel 074.00

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,

George Brandt and Eric Sox

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Vickie Rae Smith, as Trustee of the Vickie R. Smith Trust
under Trust Instrument dated February 12, 2008

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 Number 151 on the Revised Plan of Section One, Greer Meadows at Cedar Creek*, as of record in Book 7900, Page 115, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said Lot.

* **R-10 Residential PUD**

Being the same property conveyed to George Brandt and Eric Sox by deed from Wilson & Associates, PLLC, dated September 19, 2014, of record in Instrument No 20140912-0083686, Register's Office for said County.

This being investment property only, having never been the personal residence of the grantor at anytime, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower, or other marital rights or interests as contemplated by T.C.A. 260-2-307 or other similar statute therein.

This conveyance is made subject to the following:

1) 2015 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is ☐un ☒improved property known as: 5028 Greer Station Dr 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(s) this 3rd day of November, 2014.

George Brandt

Eric Sox

BILL GARRETT, Davidson County
Trans:T20140084404 DEEDWARR
Recvd: 11/07/14 14:31 2 pgs
Fees:13.00 Taxes:277.29
20141107-0103213

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, George Brandt and Eric Sox, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 3rd day of November, 2014.

NOTARY PUBLIC

My Commission Expires: 3-3-15

JAMES C. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

PLEASE RETURN TO:
Stewart Title Company
13026 Lebanon Road
Ste 100
Mt Juliet TN 37122

Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027