BOX 50-B

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Warranty Deed

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$142,000.00
|Affiant

|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|24 DAY OF November, 2014.
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 1-9-16
| (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick Businda [redacted] 3128 Noble Valley Drive Nashville, TN 37214	OWNER	108-04-064.00

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,

Travis A. Turner and wife, Tonya Q. Turner

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

Patrick R. Businda, an unmarried person

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. 148 on the Plan of Larchwood Subdivision, Section 2, of record in Book 5200, Page 58, Register's Office for said County, to which reference is hereby made for a more particular description.

Being the same property conveyed to Travis A. Turner and wife, Tonya Q. Turner by Deed from Elaine Thomason, unmarried widow dated February 28, 2000 of record in Instrument Number 200003030021487, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1) 2014 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as shown on Plat of record in Plat Book 5200, Page 57-59, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 5479, Page 443; Revised in Book 5681, Page 532; Amended in Book 5688, Page 696; Revised in Book 6011, Page 130, Register's Office for Davidson County, Tennessee.
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **3128 Noble Valley Drive, Nashville, TN 37214**
(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 our hand(s) this 24th day of November, 2014.

Travis A. Turner

Tonya Q. Turner

BILL GARRETT, Davidson County
Trans:T20140088844 DEEDWARR
Recvd: 11/25/14 12:08 2 pgs
Fees:13.00 Taxes:525.40
20141125-0108682

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Travis A. Turner and Tonya Q. Turner, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 24th day of November, 2014.

NOTARY PUBLIC

My Commission Expires: 9-11-17

SUSAN FRENSLEY NEWTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MY COMMISSION EXPIRES: SEPTEMBER 11, 2017

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076