WATAUGA TITLE COMPANY
5110 Maryland Way, Suite 120
Brentwood, TN 37027

Record & Return

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203A
Nashville, TN 37215

CRT File No. 15023124

BILL GARRETT, Davidson County
Trans:T20150018875 DEEDWARR
Recvd: 03/16/15 13:49 2 pgs
Fees:13.00 Taxes:430.13
20150316-0022342

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $116,250.00.

Heather Haggard
Affiant

Subscribed and sworn to before me, this 27th day of February, 2015.

Mary Jo Nark
Notary Public
My Commission Expires: 5-3-16

DAVIDSON COUNTY TENNESSEE NOTARY PUBLIC STATE OF JOE HART

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Lisa M. Bushey 345 Yorkshire Cir Nashville TN 37211	~~New Owner~~ Franklin Synergy Bank 922 Columbia Ave Franklin TN 37064	Tax Parcel ID No. 161-11-0C-036.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Bryan Currie, an unmarried man** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Lisa M. Bushey, a single woman** ("Grantee"), her successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit G-703, PHASE 4, RESUBDIVISION OF LOT 2, VILLAGES OF BRENTWOOD, as shown on plat of record in Plat Book 6900, Page 614, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Bryan Currie, unmarried by Warranty Deed from Jennifer L. Johnson (formerly known as Jennifer L. Luffman) and husband, Bradley Edward Johnson, recorded on the 14th day of October, 2004 in Instrument No. 20041014-0124088, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PHASE 4, RESUBDIVISION OF LOT 2, VILLAGES OF BRENTWOOD, as recorded in Plat Book 6900, Page(s) 614.

Covenants, Conditions and Restrictions as set forth in Restrictions recorded in Book 7231, Page 789 and Book 7494, Page 689.

Terms and provisions of the Articles of Incorporation , recorded in Book 6158, Page 352, Book 7599, Page 914, Book 7952, Page 41, Book 7936, Page 332 and Book 8163, Page 593.

Easement for Drainage and Utility, recorded in Book 7547, Page 937 and Book 8098, Page 973.

This is improved property located at 345 Yorkshire Cir Nashville TN 37211

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of February, 2015.

Bryan Currie

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Bryan Currie, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of February, 2015.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES
SEPTEMBER 10, 2018