BILL GARRETT, Davidson County
Trans:T20150038196 DEEDWARR
Recvd: 05/18/15 09:54 2 pgs
Fees:13.00 Taxes:1178.45
20150518-0045266

Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $318,500.00.

Affiant

Subscribed and sworn to before me this 15th day of May, 2015.

Notary Public
My Commission Expires: 12/18/17

DEBORAH A. RAND
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

15-0083

Address of New Owner:	Send Tax Bills to:	Tax Information:
Paul A. Cook	Acopia, LLC	098-06-0-A
2041 Hawks Nest Court	306 Northcreek Blvd. Suite 100	112.00-CO
Hermitage, TN 37076	Goodlettsville, TN 37072	

WARRANTY DEED

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

Tony J. Small and Sharon E. Small, individually and as Trustees of the Tony J. Small and Sharon E. Small Revocable Trust dated February 5, 2011,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

JL Nave, III and Paul A. Cook, as tenants in common with the right of survivorship

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 104, on the Plan of Phase One, Section B, Bridgewater, of record in Instrument No. 20060425-0046949, as corrected in Instrument No. 20060608-0067982, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Tony J. Small and Sharon E. Small, individually and as Trustees of the Tony J. Small and Sharon E. Small Revocable Trust dated February 5, 2011 by Warranty Deed from Jason J. Martz and wife, Holly D. Martz, dated July 15, 2014, of record in Instrument No. 20140721-0064254, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **2041 Hawks Nest Court, Hermitage, TN 37076.**

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 hands this 15th day of May, 2015.

Tony J. Small, TRUSTEE

Tony J. Small, as Trustee of Tony J. Small and Sharon E. Small Revocable Trust dated 2/5/2013 for benefit of Tony J. Small and Sharon E. Small

Sharon E. Small, Trustee

Sharon E. Small, as Trustee of Tony J. Small and Sharon E. Small Revocable Trust dated 2/5/2013 for benefit of Tony J. Small and Sharon E. Small

Tony J. Small

Tony J. Small

Sharon E. Small

Sharon E. Small

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Tony J. Small and Sharon E. Small, individually**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 15th day of May, 2015.

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Larry N. Westbrook, Notary Public
State of Tennessee at Large
My Commission Expires: 04/01/17

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 **Tony J. Small and Sharon E. Small**, Trustees of the **Tony J. Small and Sharon E. Small Revocable Trust dated February 5, 2011**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand and seal at Goodlettsville, Tennessee, this 15th day of May, 2015.

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Larry N. Westbrook, Notary Public
State of Tennessee at Large
My Commission Expires: 04/01/17