WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150049166 DEEDWARR
Recvd: 06/19/15 12:30 2 pgs
Fees:13.00 Taxes:1424.50
20150619-0058900

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$385,000.00**.

Affiant

Subscribed and sworn to before me, this the 18th day of June, 2015.

Notary Public

My commission expires: _____
(AFFIX SEAL)

SONYA B. SHERRY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires SEPT. 18, 2017

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Parrish L. Paul **Jon M. Coomer**	New Penn Financial	**Map 161-14-0-D,Parcel 002.00C0**
5617 Montelle Lane	4000 Chemical Rd. Ste 200	
Nashville, TN 37211	Plymouth Meeting, PA 19462	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Lynn Bishop

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Parrish L. Paul and Jon M. Coomer, both unmarried as tenants in common with rights of survivorship.

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. 2 on the Plan of Ashley Park, a Planned Unit Development, of record in Book 9700, page 823, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to Joseph D. Bishop and wife, Lynn P. Bishop, by Deed from Brent Sellers Builders, Inc., a Tennessee corporation, dated August 22, 2002, of record in Instrument No. 20020823-0102016, Register's Office for Davidson County, Tennessee. Said interest is now vested in Lynn P. Bishop as surviving tenant by the entirety, the said Joseph D. Bishop having died May 30, 2011.

THE conveyance of the above described parcel of land is subject to the following:

1) The Plan of record in Book 9700, Page 823, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.

2) Declaration of Restrictive Covenants of Ashley Park, of record in Book 11154, Page 822, Register's Office for Davidson County, Tennessee.

3) Easement for Sanitary Sewer and/or Storm Drainage of record in Book 8412, page 248, Register's Office for Davidson County, Tennessee.

4) A 20 foot ingress and egress easement as stated in the Deeds of record in Book 10733, page 761 and Book 11012, page 631, Register's Office for Davidson County, Tennessee.

5) Conveyance of open space, Public Utility and Drainage Easement to Ashley Park Homeowners Association, Inc., of record in Instrument No. 20080123-0006840, Register's Office for Davidson County, Tennessee.

6) Charter of Ashley Park Homeowners Association, Inc., of record in Book 11295, page 326, Register's Office for Davidson County, Tennessee.

7) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (_X__) Unimproved (____) property, known as: **5617 Montelle Lane, Nashville, TN 37211**

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

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 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/our hand(s) this **18th** day of **June, 2015.**

Lynn Bishop

Lynn Bishop

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, **Lynn Bishop,** the within named sellers, 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 for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **18th** day of **June, 2015.**

Notary Public

My Commission Expires:_____

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017