BILL GARRETT, Davidson County
Trans:T20150053889 DEEDWARR
Recvd: 07/06/15 09:19 2 pgs
Fees:13.00 Taxes:2216.30
20150706-0064648

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $599,000.00.

Stephen Church, Trustee
Affiant

Subscribed and sworn to me on July 2, 2015.

NOTARY PUBLIC
My Commission Expires: 3-01-16

MARY ANNE HARDAWAY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 03-01-16

File No.: 15-0099

THIS INSTRUMENT WAS PREPARED BY:
Ashworth Law Firm, PLLC
Robert C. Ashworth,
237 2nd Avenue South
Franklin, TN 37064

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP - PARCEL NO.:
Stephen Church, Trustee 884 Van Leer Dr. Nashville TN 37220	New Owner	131-16-0-050.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **CHRISTOPHER L. SUSCHA AND WIFE, ELIZABETH GRAHAM SUSCHA,** hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents do transfer and convey unto **STEPHEN CHURCH, TRUSTEE OF THE 8GCO REVOCABLE LIVING TRUST U/A/D JULY 21, 2014** hereinafter called **"GRANTEE,"** its heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot No. 12 on the Plan of Part of Overton Lea Estates, Gateway Acres, Second Addition, of record in Plat Book 1424, page 83, Register's Office for Davidson County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Christopher L. Suscha, unmarried, by Warranty Deed from Thomas W. Cook, III and wife, Caroline B. Cook, dated August 17, 2010, recorded August 18, 2010, of record in Instrument No. 20100818-0065256, said Register's Office. Further being the same property conveyed to Christopher L. Suscha and wife, Elizabeth Graham Suscha, by Quitclaim Deed from Christopher L. Suscha, dated February 15, 2013, recorded February 20, 2013, of record in Instrument No. 20130220-0017029, Register's Office for Davidson County, Tennessee.

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

1. The current year's property taxes have been prorated and paid or are assumed by Grantee; Subsequent taxes are assumed by the Grantee, including rollback taxes, if any.
2. Easements, setback lines, and all other matters as set forth on the above plan of record.
3. Any zoning, easements, covenants, conditions, restrictions, and other matters of record as may affect the premises.

This is improved property known as 1024 Grassland Lane, Nashville, TN 37220.

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 GRANTORS do covenant with the said GRANTEE that they 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 GRANTORS do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its 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.

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

BOX 10-A

WITNESS our hands on July 2, 2015.

Grantor:

Christopher L. Suscha

Elizabeth Graham Suscha, by Christopher L. Suscha, her attorney-in-fact.

Elizabeth Graham Suscha, by Christopher L. Suscha, Her Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, Christopher L. Suscha, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of July, 2015.

My commission expires: My Commission Expires March 3, 2019

Notary Public

ROBERT ASHWORTH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Christopher L. Suscha, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon his oath acknowledged to be the Attorney-in-fact for Elizabeth Graham Suscha, the within named bargainor, and that he as such Attorney-in-fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Elizabeth Graham Suscha, the within named bargainor by the said Christopher L. Suscha, as such Attorney-in-fact.

Witness my hand, at office, this 2nd day of July, 2015.

My commission expires: My Commission Expires March 3, 2019

Notary Public

ROBERT ASHWORTH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY