Prepared by:
Costner Law Office, PLLC
725 Cool Springs Blvd STE 600
Franklin, TN 37064
File #: TNP153031

BILL GARRETT, Davidson County
Trans:T20150055910 DEEDWARR
Recvd: 07/10/15 09:55 2 pgs
Fees:13.00 Taxes:921.30
20150710-0067127

STATE OF TENNESSEE
COUNTY OF ~~Williamson~~ Davidson
The actual consideration or value, whichever is greater, for this transfer is $249,000.00

Affiant

Subscribed and sworn to before me, this 7th day of July, 2015.

Notary Public
My commission expires: 10/18/16

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Fabien & Stacie Chevrier 7444 Stecoah Street Antioch TN 37013	Peoples State Bank of Commerce 7122 Nolensville Rd Nolensville, TN 37135	181-03-0-A-277.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged **Timothy John Munsell and Sarah P Munsell, husband and wife**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Fabien V Chevrier and Stacie J Chevrier, husband and wife** hereinafter called the Grantees, their successors 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. 15 on the Plan of Section One, Phase One, Indian Creek Estates, RS-10 Subdivision-Cluster Lot Option of record in Instrument Number 20060330-0035946, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Timothy John Munsell and Sarah P Munsell by Warranty Deed from Dominic Wekony of record in Instrument Number 20080505-0045739, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 7444 Stecoah Street, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 7th day of July, 2015.

Timothy John Munsell

Sarah P Munsell

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Timothy John Munsell and Sarah P Munsell with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Franklin, TN, this 7th day of July, 2015.

State of Tennessee at Large

My Commission expires: 8/23/16

KATHRYN MICHELLE CASSIDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires AUG. 23, 2016