BILL GARRETT, Davidson County
Trans:T20150056989 DEEDWARR
Recvd: 07/14/15 11:45 2 pgs
Fees:13.00 Taxes:956.45
20150714-0068485

Prepared by:
Costner Law Office, PLLC
725 Cool Springs Blvd STE 600
Franklin, TN 37064
File #: TNP153033

KAREN McCALLA NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $258,500.00

Affiant

Subscribed and sworn to before me, this 1st day of July, 2015.

Notary Public
My commission expires: March 3, 2019

Address of New Owner:	Send Tax Bills to:	Tax Information
Thomas & Julie Gross 9016 Lacebark Drive Brentwood, TN 37027	Thomas & Julie Gross 9016 Lacebark Drive Brentwood, TN 37027	181-11-0-B-128.00-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 **John Shelly**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Thomas Gross and wife, Julie Rowland-Gross** 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. 128, on the Plan of Final Plat, SP Development, Concord Place II, Phase 3, Carter Property, of record in Instrument Number 20080808-0082075, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to John P Shelly by Warranty Deed from Charles R Wooten, III and Kati M Wooten in Instrument Number 20120802-0068755, 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 9016 Lacebark Drive, Brentwood, Tennessee 37027

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 1st day of July, 2015.

John Shelly

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John Shelly, 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 1st day of July, 2015.

State of Tennessee at Large

My Commission expires: 6/24/2018

D. SHAYNE ADAIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY