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

BOX 10-A

Warranty Deed

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$409,900.00
|Affiant

|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|6th DAY OF August, 2015
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 5/8/2018
| (AFFIX SEAL)

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES MAY 8, 2018

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sigrid C. Walters 403 Rolling Mill Road Old Hickory, TN 37138	SAME	064.02-0-071.00

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,

Roger Pruyn and wife, Katherine Pruyn

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Sigrid C. Walters and Michael J. Walters, Wife and Husband

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. 212 on the Plan of Brandywine Farms, Section 12, of record in Book 4660, Page 51, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Roger Pruyn and wife, Katherine Pruyn by Deed from Beverly Noe, an unmarried dated May 30, 2006 of record in Instrument Number 20060602-0064934, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1) 2015 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as shown on Plat of record in Plat Book 4660, Page 51, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 4728, Page 568 and Book 9027, Page 222, Register's Office for Davidson County, Tennessee
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **403 (a/k/a 405) Rolling Mill Road, Old Hickory, TN 37138**
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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 hand(s) this 6 day of August, 2015.

Roger Pruyn

Katherine Pruyn

BILL GARRETT, Davidson County
Trans:T20150066120 DEEDWARR
Recvd: 08/10/15 10:49 2 pgs
Fees:13.00 Taxes:1516.63
20150810-0079500

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Roger Pruyn and Katherine Pruyn, with whom I am personally acquainted, (or who 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, at office, this 6th day of August, 2015.

NOTARY PUBLIC

My Commission Expires: 9-11-17

SUSAN FRENSLEY NEWTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES SEPTEMBER 11, 2017

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076