This Instrument Prepared By:
Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

Record Return
WATAUGA TITLE COMPANY
5110 Maryland Way, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Michael McMillen
4314 Esteswood Drive
Nashville, Tennessee 37215

SEND TAX BILL TO:
Owner

MORTGAGEE:
None

MAP **130-8**
GROUP
PARCEL **15.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Kevin Geshke and Shellye Geshke, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Michael McMillen and Mary McMillen, husband and wife**, 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. 5 on the Plan of Esteswood Estates, as shown by plat and survey of record in Book 1835, page 101, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kevin Geshke, married by deed dated March 26, 2008, from Gayle R. Eadie and husbabd, Robert Baker Eadie of record in Instrument no. 20080327-0030746, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2015 and subsequent years.

This is **improved** property known as **4314 Esteswood Drive, Nashville, Tennessee 37215.**

*Shellye Geshke, spouse of Kevin Geshke, hereby joins in this conveyance transferring all her right, title, and interest in said property, marital or otherwise.

BILL GARRETT, Davidson County
Trans:T20150072610 DEEDWARR
Recvd: 08/26/15 14:21 2 pgs
Fees:13.00 Taxes:2897.10
20150826-0086588

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 GRANTEES 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 assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 hands this the **24th** day of **August, 2015.**

Kevin Geshke

Shellye Geshke

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Kevin Geshke and Shellye Geshke, husband and wife**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 24th day of August, 2015.

Thomas I. Bottorff
NOTARY PUBLIC

THOMAS I. BOTTORFF WILLIAMSON COUNTY STATE OF TENNESSEE NOTARY PUBLIC

My Commission Expires: 10/23/2017

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $78[illegible],000.00.

AFFIANT

Subscribed and sworn to before me on this 24th day of August, 2015.

NOTARY PUBLIC

THOMAS I. BOTTORFF WILLIAMSON COUNTY STATE OF TENNESSEE NOTARY PUBLIC