BILL GARRETT, Davidson County
Trans:T20150076229 DEEDWARR
Recvd: 09/08/15 12:52 2 pgs
Fees:13.00 Taxes:1784.88
20150908-0091067

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $482,400.00.

Lesley Bates
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 1st day of September, 2015.

Amanda Vaughn
NOTARY PUBLIC

My commission expires: 8/23/2016

AMANDA VAUGHN
State of Tennessee Notary Public
DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY

Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Norbert V. Brumbergs and Donna Brumbergs	MB Financial Bank, N.A.	087100A03200CO
(NAME)	(NAME)	
324 Bournemouth Lane	2350 Green Rd. Ste 100	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Ann Arbor MI 48105	

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **The Lux Development Group, LLC, a Tennessee limited liability company,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Norbert V. Brumbergs and Donna Brumbergs, husband and wife**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 132, on the Plan of Aarons Cress, Phase 1B, a Cluster Lot Development, of record in Instrument No. 20070910-0108427, Register's Office for Davidson County, Tennessee, to which said plan refeence is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to The Lux Development Group, LLC, a Tennessee limited liability company by deed from The Wise Group, Inc., a Tennessee limited liability company, of record in Instrument No. 20140924-0087566, Register's Office of Davidson County, Tennessee.

2015 property taxes a lien, not yet due and payable.

This property is __unimproved _X_improved property known as: 324 Bournemouth Lane, Hermitage, TN 37076

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), forever. I/We covenant with said GRANTEE(S) that I/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 set out herein. I/We do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE(S), his/hers/their successors 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.

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 1st day of September, 2015.

The Lux Development Group, LLC, a Tennessee limited liability company

Alan R. Wise President

By: Alan R. Wise
Its: President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared Alan R. Wise, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the President of The Lux Development Group, LLC, the within named bargainor, a limited liability company, and that such President executed the foregoing instrument for the purposes therein contained, by personally signing the name of the The Lux Development Group, LLC as President.

Witness my hand and official seal, at office, on this the 1st day of September, 2015.

Notary Public
My commission expires: 3-27-18

MORGAN O'NEILL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. MIS-1747