This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $275,000.00.

Affiant

Subscribed and sworn before me this the 21st day of September, 2015.

Notary Public
My commission expires:

BILL GARRETT, Davidson County
Trans:T20150080947 DEEDWARR
Recvd: 09/23/15 10:41 2 pgs
Fees:13.00 Taxes:1017.50
20150923-0096633

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 8, 2017

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Eric John Barth 5708 Vine Ridge Dr Nashville, TN 37205	Same As New Owners	103-10-0-052.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, THOMAS S. HALL, JR. AND WIFE, CARMEN E. HALL, AS TENANTS BY THE ENTIRETY, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to ERIC JOHN BARTH AND WIFE, HELEN THERESA BIRD, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 67 on the Plan of Section 4, Brookside Courts, Addition No. 4 of record in Plat Book 2083, Page 59, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Thomas S. Hall, Jr. and wife, Carmen E. Hall, as Tenants by the Entirety by Warranty deed from Hunter L. Simpson and wife, Margaret T. Simpson of record in Instrument No. 20070910-0108393 Register's Office for Davidson County, Tennessee, dated September 07, 2007 and recorded on September 10, 2007. (Value of consideration shown in aforementioned deed $293,775.00.) Being also known as 5708 Vine Ridge Dr Nashville, TN 37205.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 5708 Vine Ridge Dr, Nashville, TN 37205.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 the 21st day of September, 2015.

Thomas S. Hall, Jr.

Carmen E. Hall

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Thomas S. Hall, Jr. and Carmen E. Hall, 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 and official seal this 21st day of September, 2015.

My commission expires: 9/10/18

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY