THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 15084972** BILL GARRETT, Davidson County Trans:T20150081888 DEEDWARR Recvd: 09/25/15 14:12 2 pgs Fees:13.00 Taxes:925.00 20150925-0097761	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $250,000.00. Affiant. Subscribed and sworn to before me, this 24th day of September, 2015. Notary Public My Commission Expires: WILLIAM T. CHAPMAN, IV STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 10, 2018

WARRANTY DEED

Address New Owner: Mitchell White and Eugenia White 533 STARLINER DR Nashville TN 37209-2834	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 09015011000

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Alison E. Wenzel and Justin M. Wenzel, Wife and Husband** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Mitchell White, unmarried and Eugenia White, married**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 1024 on the Plan of Charlotte Park, Section 13 of record in Plat Book 2900, Pages 142 and 143, 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 by Warranty Deed from Philip Machalick and wife, Susy Machalick to Alison E. Bush, unmarried and Justin M. Wenzel, unmarried, as recorded on the 11th day of June, 2008 in Instrument No. 20080611-0059920 and Quitclaim Deed from Alison E. Bush, now known as Alison E. Wenzel and Justin M. Wenzel, wife and husband to Alison E. Wenzel and Justin M. Wenzel, wife and husband, as recorded on the 1st day of February, 2011 in Instrument No. 20110201-0008797, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of CHARLOTTE PARK, SECTION 13, as recorded in Plat Book 2900, Page(s) 142.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

Easement to a well with ingress and egress thereto recorded in Book 1151, Page 531.

Pumping charge prescribed and made a covenant running with the land under Agreement recorded in Book 2593, Page 566.

This is improved property located at 533 STARLINER DR Nashville TN 37209-2834

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 24th day of September, 2015.

Alison E. Wenzel

Justin M. Wenzel

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Alison E. Wenzel and Justin M. Wenzel, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 24th day of September, 2015.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018