WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00.

Russell Buchi
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF OCTOBER, 2015.

Megan Paulus
Notary Public

MY COMMISSION EXPIRES: 8/20/19
(AFFIX SEAL)

MEGAN PAULUS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

P-CPC-15-5416

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Russell Buchi	**New Owner**	
(NAME)	(NAME)	
5420 Oakmont Circle		**103-07-0-045.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **FLORENCE A. LEWIS, TRUSTEE OF THE FLORENCE LEWIS TRUST DATED AUGUST 29, 2014,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **RUSSELL BUCHI, UNMARRIED,** hereinafter called the Grantee(s), their heirs and assigns, that 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. 36 on the Plan of Section One, Richland Meadows of record in Plat Book 2083, Page 40, 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 Florence Lewis by Warranty deed from Jonathan Edward Dugger, an unmarried man of record in Instrument No. 20130226-0019131 Register's Office for Davidson County, Tennessee, dated February 22, 2013 and recorded on February 26, 2013. Further, being the same property conveyed to Florence A. Lewis, Trustee of the Florence Lewis Trust dated August 29, 2014 by Quitclaim deed from Florence Lewis, unmarried of record in Instrument No. 20140902-0079905 Register's Office for Davidson County, Tennessee, dated August 29, 2014 and recorded on September 02, 2014.

This conveyance is subject to:
- All matters shown on Plan of record in Plat Book 2083, Page 40;
- Restrictions of record in Book 2152, Page 121, as amended in Book 2195, Page 256;
- Deed of Conveyance (for water mains) to the City of Nashville of record in Book 2290, Page 293;
- Party fences referenced in Deed of record in Book 4285, Page 989, Register's Office for Davidson County, Tennessee; and
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **5416 Oakmont Circle , Nashville, Tennessee 37209**.

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), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20150084441 DEEDWARR
Recvd: 10/05/15 10:11 2 pgs
Fees:13.00 Taxes:814.00
20151005-0100923

Witness my/our hand(s) this the 1st DAY OF OCTOBER, 2015.

Florence Lewis Trust dated August 29, 2014

By: Florence A Lewis

Florence A. Lewis, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

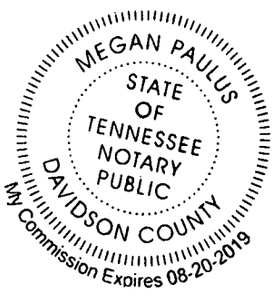
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Florence A. Lewis, Trustee of the Florence Lewis Trust dated August 29, 2014 to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be her free act and deed.

Witness my hand and official seal, this the 1st day of October, 2015.

Megan Paulus

Notary Public

My Commission Expires: 8/20/19



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212