Return to: Nichole Blake
Name: Concierge Title Services, LLC
Address: 123 Center Park Drive, Suite 223
Knoxville, TN 37922

This Instrument Prepared by: Nichole Blake
Address: 123 Center Park Drive, Suite 223
Knoxville, TN 37922

AFTER RECORDING PLEASE RETURN TO:
Lawyer's Escrow Service Inc.
2021 Richard Jones Rd., Suite 220
Nashville, TN 37215

TENNESSEE WARRANTY DEED

THIS INDENTURE, made the 30th day of September A.D. 2015 by **Susan Elizabeth Barkley, A Single Woman** hereinafter called the grantor, to **Gregor Neuert and Shanshan Chen, Husband and Wife** whose post office address is 512 Colice Jeanne Rd, Nashville, TN, 37221 hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth: That the Grantor, for and in consideration of the sum of One ($1.00) Dollar, and other good and valuable consideration in hand paid by Grantee, the receipt which is acknowledged, has granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto said Grantee, the following described premises:

Land in Davidson County, Tennessee, being Lot No. 83 on the Plan of Section Two, Valley West, of record in Book 3600, Page 86, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made or a more complete description of the property.

AND BEING the same property conveyed to Susan Elizabeth Barkley by Warranty Deed from Jeffrey S. Sanders and Wife, Rosemary Sanders dated December 27th, 2006, recorded in Instrument No. 20070208-0016570, in the Register's Office for Davidson County, Tennessee.

This property is identified in Tax Assessor's Office for Davidson County, Tennessee as shown on Map 142-11, Parcel 35.00

PROPERTY ADDRESS: 512 Colice Jeanne Rd, Nashville, TN 37221

This property is subject to all applicable restrictions and easements of record in the Davidson County Register of Deeds Office.

TOGETHER with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. To have and to hold the premises to the Grantees, Grantee's heirs and assigns forever.

And the Grantors, and for Grantor's heirs, representatives, successors, executors, administrators and assigns, do hereby covenant with said Grantees, Grantee's heirs, executors, administrators, representatives, successors and assigns, that Grantors are lawfully seized in fee simple of the premises herein conveyed and have full power, authority and right to convey the same, that Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever, and that said premises are free from all encumbrances except the following: **Property taxes for the current year, which were prorated between the parties as of the date of this deed, and shall be assumed and paid by the Grantees.**

The designation of the parties to this instrument in either the plural or singular shall be applied to mean either number, and where appropriate in the context hereof, shall mean any one or more of said parties; and the use of any pronoun herein shall include the masculine, the feminine and neuter.

This description was provided to the preparer of this deed, and preparer makes no warranty or representation as to the accuracy of said description.

BILL GARRETT, Davidson County
Trans:T20150085265 DEEDWARR
Recvd: 10/06/15 14:56 2 pgs
Fees:13.00 Taxes:999.00

20151006-0101947

IN WITNESS WHEREOF, Grantors have hereunder set Grantors' hand and seal as of the date first recited above.

Susan Elizabeth Barkley

State of Tennessee

County of Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, the within named bargainors, Susan Elizabeth Barkley, Grantors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 30th, day of September, 2015.

Jennifer M. Frank
State of Tennessee Notary Public
Williamson County

Notary Public

My commission Expires: 11-13-18

State of Tennessee

County of Davidson

The actual consideration of value, whichever is greater, for this transfer is $270,000.00.

Gregor Neuert

Sworn to and subscribed before me this 30th day of September, 2015.

Notary Public

SHANNON PHILBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 6 2017

My Commission Expires: 5-6-19

RESPONSIBLE TAXPAYER AND OWNER:
Gregor Neuert and Shanshan Chen
512 Colice Jeanne Rd.
Nashville, TN 37221

MORTGAGE HOLDER:
GMH Mortgage Services
625 W. Ridge Pike
Building C
Ste 100
Conshohocken, PA 19428