THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 15095320** BILL GARRETT, Davidson County Trans:T20150085756 DEEDWARR Recvd: 10/08/15 08:41 2 pgs Fees:13.00 Taxes:1305.00 20151008-0102564	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $352,702.00. Affiant Subscribed and sworn to before me, this 6th day of October, 2015. Notary Public My Commission Expires: SHIRA HUGHES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-11-2017

WARRANTY DEED

Address New Owner: Bravo Development, LLC PO Box 2365 Brentwood, TN 37024	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 103-14-102.00

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, **Betty Paschall, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Bravo Development, LLC**, ("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. 17 on the Plan of Hillwood Terrace, as of record in Book 2663, Page 50, Register's Office for said County.

Said Lot No. 17 fronts 126 on the Southeasterly side of Red Oak Drive and runs back 324.7 feet on the Southwesterly Line and 464.5 feet on the Northeasterly line to a dead line in the rear measuring 213.32 feet thereon.

Being the same property conveyed to George A. Paschall and wife, Betty J. Paschall by County Court Clerk's Deed from Bill McPherson, recorded on the 1st day of December, 1981 in Deed Book 5825, Page 236, in the Register's Office of Davidson County, Tennessee. (George A. Paschall having since died on July 20, 2012)

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.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of HILLWOOD TERRACE, as recorded in Plat Book 2663, Page(s) 50.

This is improved property located at 5717 RED OAK DR Nashville, TN 37205-1501.

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 6th day of October, 2015.

Betty Paschall

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Betty Paschall, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 6th day of October, 2015.

Notary Public

My Commission Expires: 02/26/17

