THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Ste 150** **Brentwood, TN 37027** **CRT File No. 15105584** Prepared by: Record and Return to: Chapman & Rosenthal Title, Inc. 1620 Westgate Circle, Suite 150 Brentwood, TN 37027	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $370,500.00. Affiant Subscribed and sworn to before me, this 27th day of October, 2015. TARA JONES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY Notary Public My Commission Expires: MY COMMISSION EXPIRES SEPTEMBER 10, 2018

WARRANTY DEED

Address New Owner: Clayton B. Tate and Hannah Crockett 734 Brownlee Drive Nashville TN 37205-3143	Send Tax Bills To: NEW OWNER 200 Pratt Court Brentwood, TN 37027	Tax Information: Tax Parcel ID No. 115-08-0-046-00

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, **Jim G. Orman and wife, Patricia B. Orman** ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to **Clayton B. Tate and Hannah Crockett, Husband and Wife**, ("Grantees"), their 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. 386 on the Plan of West Meade Farms Inc., Section Y of record in Plat Book 2083, Page 107, 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 Jim G. Orman and wife, Patricia B. Orman by warranty deed from Jerry Renfroe, David Renfroe, and Harold Renfroe of record in Instrument No. 20080428-0042866 Register's Office for Davidson County, Tennessee, dated 04/22/2008 and recorded on 04/28/2008.

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.

Taxes for the year 2016 a lien, not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 2083, Page 107, Register's Office for Davidson County, Tennessee.

Restrictions of record in Book 2294, Page 307, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

BILL GARRETT, Davidson County
Trans:T20150092103 DEEDWARR
Recvd: 10/29/15 09:26 2 pgs
Fees:13.00 Taxes:1370.85
20151029-0109995

This is improved property located at 734 Brownlee Drive Nashville TN 37205-3143

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their 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, Grantors have executed this instrument on this 27th day of October, 2015.

Jim G. Orman

Patricia B. Orman

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Jim G. Orman and Patricia B. Orman, 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 27th day of October, 2015.

Notary Public
My Commission Expires: _____

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES MARCH 25, 2018