WARRANTY DEED

REGINA GAIL HOYT
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
My Commission Expires 09-17-2017

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Shelby
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 187,500.00

~~Gail Hoyt~~ Bruce W. Maiden
Affiant

AC PFC

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 6th DAY OF November 2015

Regina Gail Hoyt
Notary Public

MY COMMISSION EXPIRES: 09/17/17
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Maiden and Bennett, 1155 Halle Park Circle, Collierville, TN 38017

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ashley Cole	Ameris Bank	172-12-OD-058.00-CO
(NAME) 7246 Althorp Way	(NAME) 1800 Parkway Pl., Suite 820	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Marietta, GA 30067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/ WE, Ryan K. Chang and Aimee Chang, husband and wife HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ashley Cole, unmarried HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIR(S) AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF Tennessee, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot 498, as shown on the Final Plat of The Town Center Homes at Lenox Village, Section 2, of record as Instrument No. 20050322-0031182, in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

This being the same property conveyed to Grantors by Quit Claim Deed of record at Instrument No. 20130320-0027786, in the Register's Office of Davidson County, Tennessee.

This Conveyance is made subejct to Subdivision Restrictions, Building Lines and Easements of record at Instrument Nos. 20020315-0032826; 20331212-0178492; 20050324-0032209; and 20050815-0096405, in the Register's Office of Davidson County, Tennessee; also subject to Deed Restrictions of record in said Register's Office; also subject to easements of record at Instrument Nos. 20011129-0130322; 20040310-0027422; and 20030923-0140666, in said Register's Office; also subject to Charter at 20031016-0153550; Agreement at 7361/230; 20020408-0042676; and 20050822-0099609, in said Register's Office.

Property Address: 7246 Althorp Way, Nashville, TN 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possesses 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 GRANTEES, 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.

Witness our hand(s) this ~~6th~~ 9th day of November 2015
AC PFC

Ryan K. Chang

Aimee Chang

BILL GARRETT, Davidson County
Trans: T20150097265 DEEDWARR
Recvd: 11/16/15 13:29 2 pgs
Fees: 13.00 Taxes: 693.75

20151116-0116113

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ryan K. Chang and Aimee Chang

the bargainor(s), 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:

Nashville, Tennessee on 9th day of November 2016

Commission Expires 10/18/16

Notary Public

L. LYNANN FRESHOUR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ryan K. Chang and Aimee Chang with whom I am personally acquainted and who upon his,her,their oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that he, she, they as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My Commission Expires _____

Notary Public

Return To:

Maiden & Bennett

1155 Halle Park Circle

Collierville, Tennessee 38017

(901)861-4660