Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $159,900.00

Affiant

Subscribed and sworn to before me, this 30th day of 2015.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Rokeisha Lachelle Bryant 828 Stoner Mill Lane (500 Pine View Ct) Hermitage, TN 37076	New Owner	076-09-0-014.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Robert J. Bearden,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Rokeisha Lachelle Bryant and Michael DeShawn Bryant, husband and wife,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot(s) 31, as shown on the map entitled Stoner Mill, Section 1, of record in Plat Book 6900, Pages 824 and 825, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to ROBERT J. BEARDEN AND WIFE, JOANNE Z. BEARDEN, by deed from DONALD A. KOHANSKI AND WIFE, JOANNE Z. KOHANSKI, of record in Book 9510, Page 817, dated October 31, 1994, said Register's Office.

The said Joanne Z. Bearden having died on August 25, 2010 leaving her spouse, Robert J. Bearden surviving, as tenant by the entirety.

This property is improved property known as **828 Stoner Mill Lane (500 Pine View Ct), Hermitage, TN, 37076.**

This conveyance is subject to the following: (1) General or special taxes and assessments required to be paid in the year 2016 and subsequent years for Map-Par. 076-09-0-014.0; (2) Matters shown on the Plan of record in Plat Book 6900, Page 824 and 825; (3) Restrictive Covenants contained in instrument of record in Book 7733, Page 559; (4) Ingress/Egress Easement of record in Book 8769, Page 918; All of record in the said Register's Office.

BILL GARRETT, Davidson County
Trans:T20150105186 DEEDWARR
Recvd: 12/14/15 10:49 2 pgs
Fees:13.00 Taxes:591.63
20151214-0125258

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this the November 30, 2015.

Robert J. Bearden by Russell Bearden his attorney in fact

Robert J. Bearden, by Russell Bearden, his
Attorney in fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robert J. Bearden** 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. Russell Bearden executed the with instrument as Power of Attorney for Robert J. Bearden

Witness my hand and official seal at this the 30th of November, 2015.

Notary Public

My Commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

FILE NO: 2015103984