Prepared by:
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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $340,000.00

Affiant

Subscribed and sworn to before me, this 20th day of January 2016.

Notary Public
My commission expires: January 5, 2020

Davidson County DEEDWARR
Recvd: 01/20/16 13:38 3 pgs
Fees:18.00 Taxes:1258.00
20160120-0005820

Address of New Owner:	Send Tax Bills to:	Tax Information
Daniel Joseph Salomon	Renasant Bank	186040A053.00
8920 Macauley Ln.	2001 Park Pl North Ste. 150	
Nolensville TN 37135	Birmingham, AL 35203	

SHERI ENGEL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

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 David Viola, married hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to Daniel Joseph Salomon and Ragini Ray Salomon, 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:

Being Lot No. 168 on the Plan of Burkitt Place Subdivision Phase 1A Section 2 of record in Instrument No. 20060315-0029571 and corrected in Instrument No. 20060427-0048556 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to David Viola by deed from Brandon C. Cobia and Sherree Cobia of record in Instrument No. 20110714-0053853 Register's Office for Davidson County, Tennessee dated July 13, 2011.

This conveyance is made subject to the following: 1) 2016 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Burkitt Place Subdivision Phase 1A Section 2 of record in Instrument No. 20060315-0029571 and corrected in Instrument No. 20060427-0048556 Register's Office for Davidson County, Tennessee. 3) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Instruments No. 200603060025388 and amended in No. 200702020014304; No. 201507140068441; No. 201507140068441 and in any allied instruments(s) referred to in said restrictions. 4) ByLaws of Burkitt Place Homeowner's Association of record in Instrument No. 20060306-0025388 5) Easement of record in Instrument No. 20050816-0096915 6) Sewer Easement of record in Instrument No. 20050908-0108101 7) Storm Water Agreement of record in Instrument No. 20060427-0048033

This property is improved property known as 8920 Macauley Ln., Nolensville, Tennessee 37135

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 20 day of January, 2016.

David Viola

Kristin M. Viola, who joins in this conveyance for the sole purpose of waiving any marital interest that she may have in the property

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 David Viola and Kristin M. Viola , 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 Brentwood, Tennessee, this 20th day of January, 2016.

Notary Public

My Commission expires: 2/25/15

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

FILE NO: 09240

I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

MARY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY