WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. M15-2323

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160011032 DEEDWARR
Recvd: 02/09/16 13:49 2 pgs
Fees: 13.00 Taxes: 636.40
20160209-0012537

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$172,000.00**

Affiant

Subscribed and sworn to before me, this 5th day of February, 2016

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

DEBORAH L. BISSELL
STATE OF TENNESSEE
NOTARY PUBLIC
PERRY COUNTY
My Commission Expires APRIL 28, 2019

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elizabeth A. Brooke	Acopia, LLC	053-09-0B
(NAME)	(NAME)	(MAP)
1901 Grants Pass	306 Northcreek Blvd.,#100	103.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Madison, TN 37115	Goodlettsville,TN 37072	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Angela C. Walker, married, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Elizabeth A. Brooke, an unmarried woman, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 131 on the Plan of Section Three, Cumberland Station at Wilson Camp, of record in Instrument No. 20031006-0146888, 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 Angela C. Walker by Warranty Deed from Randall Philips Homes, LLC of record in Instrument No. 20050107-0002741 Register's Office for Davidson County, Tennessee.

Jonathan Walden joins in this conveyance for the purpose of conveying all right, title and interest he may have in and to the above described property as spouse of Angela C. Walker.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 1901 Grants Pass, Madison, Tennessee 37115

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 possessed 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 my/our hand(s) this 5th day of February, 2016.

Angela C. Walker

Jonathan Walden

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Angela C. Walker and Jonathan Walden, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 5th day of February, 2016.

Notary Public

My Commission Expires: 9/20/17

