Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $435,000.00.

Affiant

Subscribed and sworn to before me, this 29th day of February, 2016.

Notary Public
My commission expires:

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 03-27-2016

BILL GARRETT, Davidson County
Trans:T20160016721 DEEDWARR
Recvd: 03/01/16 10:50 2 pgs
Fees:13.00 Taxes:1609.50
20160301-0019385

02-1602-49764

Address of New Owner:	Send Tax Bills to:	Tax Information:
Andrew Frank Ussery 512 Banshire Court Brentwood TN 37027	Same	172-09-0-A-094.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **William Mobley Smith and wife, Barbara Marshall Smith**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Andrew Frank Ussery and Jennifer Marie Ussery, husband and wife**, hereinafter called the Grantees, their successors 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 No. 94, on the Plan of Section Two, Banbury Crossing, of record in Book 9700, Pages 605, 606, 607, 608, and 609, as amended in Book 10970, Page 943, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dean Charles Thiele and wife, Melanie Renae Thiele by deed from Michael J. Zylstra and wife, Gina L. Zylstra, dated November 21, 2003, recorded November 25, 2003, of record in Instrument No. 20031125-0171117, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to William Mobley Smith and wife, Barbara Marshall Smith by deed from Dean Charles Thiele and wife, Melanie Renae Thiele, dated November 5, 2012, recorded November 7, 2012, of record in Instrument No. 20121107-0102766, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 512 Banshire Court, Brentwood, TN 37027.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 29th day of February, 2016.

William Mobley Smith

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **William Mobley Smith**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 29th day of February, 2016.

Notary Public
State of Tennessee at Large

AMANDA JOLLIFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

My Commission expires:

WITNESS my hand this 25th day of February, 2016.

Barbara Marshall Smith

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Barbara Marshall Smith**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 25th day of February, 2016.

Notary Public
State of Tennessee at Large

My Commission expires: 10/18/16

AMY TIDWELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Revised 10/16/2004