28123-8

Box 14

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160017440 DEEDWARR
Recvd: 03/03/16 09:26 2 pgs
Fees:13.00 Taxes:999.00
20160303-0020254

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$270,000.00**.

Affiant

Subscribed and sworn to before me, this the 2nd day of March, 2016.

Notary Public

My commission expires: 2/13/17
(AFFIX SEAL)

JOHN T. COOK
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Eric Taylor	**Franklin Synergy Bank**	**Map 091-06-0 Parcel 242-00**
5603 Louisiana Avenue	**722 Columbia Avenue**	
Nashville, TN 37209	**Franklin, TN 37064**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Robert E. Womack, a single man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Eric Taylor, single man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 Nos. 1506 and 1508, Block 23 on the plan of Plan No. 2 of West Nashville, of record in Plat Book 57, Page 172, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Robert E. Womack, a single man, by Deed dated February 27, 2013 from Kim Yeager, FKA Kim Torcivia, and Timothy Yeager, wife and husband, of record in Instrument No. 20130304-0021085, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following: (1) The Plan of record in Plat Book 57, Page 172, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. (2) Taxes for the current year which have been prorated and assumed by the grantees herein.

This is improved (__X__) Unimproved (____) property, known as **5603 Louisiana Avenue, Nashville, TN 37209**

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 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 **2nd** day of **March, 2016.**

Robert E. Womack

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Robert E. Womack,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **2nd** day of **March, 2016.**

Notary Public

My Commission Expires:

