BILL GARRETT, Davidson County
Trans:T20160022769 DEEDWARR
Recvd: 03/21/16 11:06 2 pgs
Fees:13.00 Taxes:503.20

20160321-0026426

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $136,000.00.

Affiant

Subscribed and sworn to before me, this 18 day of March, 2016.

BRIAN D. MITCHELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

Notary Public
My commission expires:

06-1602-76317

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Ben Braselton 833 Stoner Mill Lane Hermitage TN 37076	NEW OWNER	076-05-0-142.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Iris May Casper, unmarried** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Benjamin Braselton and Hannah Braselton, 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. 10, on the Plan of Section I, Stoner Mill, of record in Book 6900, Pages 824 and 825, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ronald R. Casper, unmarried by deed from The Tisdale Company, a Tennessee Corporation, dated August 14, 1989, recorded August 17, 1989, of record in Book 7917, Page 578, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to John P. Brown, III, Trustee by Quitclaim Deed from Ronald R. Casper, and further conveyed to Ronald R. Casper and wife, Iris May Casper by Quitclaim Deed from John P. Brown, III, Trustee, dated April 1, 2015, recorded April 6, 2015, of record in Instrument No. 20150406-0029872, Register's Office for Davidson County, Tennessee. The said Ronald R. Casper having since died.

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: 833 Stoner Mill Lane, Hermitage, TN 37076.

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 18 day of March, 2016.

Iris May Casper

STATE OF TENNESSEE
COUNTY OF WILSON

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

Witness my hand in Mt. Juliet, TN, this 18 day of March, 2016.

Notary Public

My Commission expires: 9-28-2019

