Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson DJC

The actual consideration or value, whichever is greater, for this transfer is $71,000.00

Affiant

Subscribed and sworn to before me, this 12th day of April, 2016.

Notary Public
My commission expires: 11-5-2018

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Address of New Owner:	Send Tax Bills to:	Tax Information
Sussex Partners, GP	New Owner	050-13-0-023.00
P. O. Box 160591	P. O. Box 160591	
Nashville, TN 37216	Nashville, TN 37216	

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, **The Thomas D. VanAtta and Linda B. VanAtta Revocable Living Trust,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Sussex Partners, GP,** 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:

Land in Davidson County, Tennessee, being Lot(s) 46, as shown on the map entitled the Plan of Golden Valley Estates, Section I, of record in Book 4175, page 142, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to THE THOMAS D. VANATTA AND LINDA B. VANATTA REVOCABLE LIVING TRUST, by deed from THOMAS D. VANATTA, of record in Instrument No. 20030319-0036563, dated March 5, 2003, said Register's Office.

This property is improved property known as **3176 Gwynnwood Drive, Nashville, TN, 37207.**

This conveyance is subject to the following: (1). General or special taxes and assessments required to be paid in the year 2016 and subsequent years for Map-Par. 050-13-0-023.00; (2). Matters shown on the Plan of record in Book 4175, page 142; Restrictive Covenants contained in instrument of record in Book 4447, page 108, Book 4447, page 594 and Book 4463, page 6; All of record in the said Register's Office.

BILL GARRETT, Davidson County
Trans:T20160029754 DEEDWARR
Recvd: 04/12/16 15:14 2 pgs
Fees:13.00 Taxes:262.70
20160412-0035097

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 the 12th day of April, 2016.

The Thomas D. VanAtta and Linda B. VanAtta
Revocable Living Trust

Thomas D. VanAtta - Trustee
Thomas D. VanAtta, Trustee

Linda B VanAtta, Trustee
Linda B. VanAtta, Trustee

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Thomas D. VanAtta and Linda B. VanAtta, Trustee's of The Thomas D. VanAtta and Linda B. VanAtta Revocable Living Trust,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the **Trust** as such **Trustees.**

Witness my hand and official seal at this the 12th day of April, 2016.

Deborah J. Cohen
Notary Public

My Commission expires: 11-5-2018

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

FILE NO: 2016034310