STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $122,500.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 19th day of April, 2016.

NOTARY PUBLIC

My commission expires: 4/17/19

TAMMY DUNCAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT PREPARED BY

Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20160036600 DEEDWARR
Recvd: 05/03/16 12:04 2 pgs
Fees:13.00 Taxes:453.25
20160503-0043462

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Paige Courtney Barnes	F&M Bank	097-08-0A-059.00 CO
(NAME)	(NAME)	
174 Lake Chateau Drive	50 Franklin Street	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Clarksville, TN 37040	

Warranty Deed

For and in Consideration of the sum of $10.00 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 **Loren B. Bolton Postigione, married** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Paige Courtney Barnes, unmarried woman,** hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

A certain Condominium Apartment in Davidson County, Tennessee, being Apartment Number 5, Building K, in the horizontal property regime of Lake Chateau, Section I, together with the carport and storage area attached to said apartment, of record in Book 4675, pages 41 through 44, Registers Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to LOREN B. BOLTON, UNMARRIED, by deed from FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, of record in Instrument No. 20120320-0023439, dated March 15, 2012, in the amount of $55,000.00 said Register's Office. The said Loren B. Bolton having since married and is now known as Loren B. Bolton Postigione. Said property was not the marital residence of the Grantor.

This property is __unimproved _X_improved property known as: 174 Lake Chateau Drive, Hermitage, TN 37076.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 18th day of April, 2016.

Loren B. Bolton Postigione

Loren B. Bolton Postigione

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Loren B. Bolton Postigione, the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th day of April, 2016.

Tammy Duncan

Notary Public
My Commission Expires: 4/17/19

TAMMY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122