BILL GARRETT, Davidson County
Trans:T20160040186 DEEDWARR
Recvd: 05/13/16 13:26 2 pgs
Fees:13.00 Taxes:1646.50
20160513-0047952

Prepared by:
Realty Title & Escrow Company, Inc.
206 A Cool Springs Blvd., Suite 106
Franklin, TN 37067

Emily Kornbau
State of Tennessee Notary Public
Sumner County
My Commission Expires June 19, 2018

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $445,000.00.

Affiant

Subscribed and sworn to before me, this 5th day of May, 2016.

Notary Public
My commission expires: ~~10/18/16~~ June 19, 2018

07-1604-86340

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Trieu Dang 2832 Brentwood Knoll Court Nashville TN 37211	New owner	172-15-0-C-011.00 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, **Thomas A. Chapman and wife, Kristina L. Chapman**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Trieu Dang and wife, Alison Dang**, 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. 11, on the Plan of Phase One, Brentwood Knoll, of record in Instrument No. 20080522-0052623, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Andre Jaeckle by Special Warranty Deed from Community South Bank, a Tennessee state banking corporation, dated August 27, 2010, recorded August 30, 2010, of record in Instrument No. 20100830-0068277, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Thomas A. Chapman and wife, Kristina L. Chapman by deed from Andre Jaeckle, married, dated April 30, 2014, recorded May 2, 2014, of record in Instrument No. 20140502-0037633, 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 2832 Brentwood Knoll Court, Nashville, TN 37211.

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 5th day of May, 2016.

Thomas A. Chapman

Kristina L. Chapman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Thomas A. Chapman and Kristina L. Chapman**, 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 Franklin, TN, this 5th day of May, 2016.

Deborah K. Devine
State of Tennessee at Large

My Commission expires: 10/18/16

