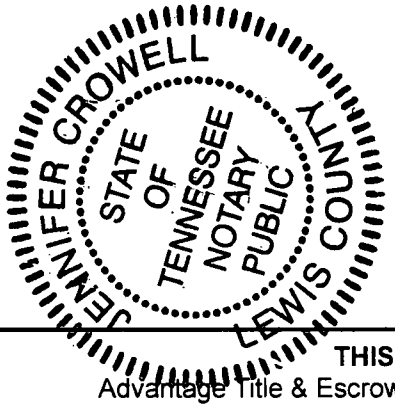
WARRANTY DEED



State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $440,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of May, 2016

Notary Public

MY COMMISSION EXPIRES: 2/24/18

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Shane P. Stenner	Synovus Mortgage Corp.,	06106008100
(NAME)	(NAME)	
706 Maplewood Lane	2204 Lakeshore Drive Suite 325	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Birmingham AL 35209	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20160042476 DEEDWARR
Recvd: 05/20/16 10:23 2 pgs
Fees:13.00 Taxes:1628.00
20160520-0050689

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **I/WE, THE TWIN TEAM, LLC,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Shane P. Stenner and Hillary Stenner, husband and wife,** 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:

Being Lot No. 207 on the Map of Maplewood Heights, second subdivision, as of record in Book 547, Page 103 and 104, Register's Office for Davidson County, Tennessee. Said Lot fronts 102.4 feet on Maplewood Lane and extends back between parallel lines 208.6 feet and 229 feet, respectively, in a southerly direction to the northern boundary of Lot 206 and measures 100 feet along the northern boundary of Lot 206.

Being the same property conveyed to The Twin Team, LLC, by deed of record in Instrument No. 20150922-0096012 , Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 706 Maplewood Lane, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with 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 hands this 19th day of May, 2016.

member

The Twin Team, LLC

State of Tennessee
County of Williamson

Before me, the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Jeremy Bockman with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged himself to be the MEMBER of The Twin Team, LLC and that he as such MEMBER, executed the foregoing instrument for the purposes therein contained, by signing the name of The Twin Team, LLC by himself as MEMBER.

WITNESS my hand and seal this 19th day of May, 2016.

Notary Public
My Commission Expires: _____

File No.: 10811

