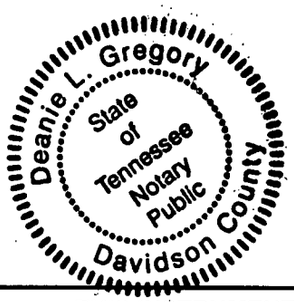
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

× Nathaniel Taylor Brasells
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of May, 2016.

Deanie L. Gregory
Notary Public

MY COMMISSION EXPIRES: January 09, 2016

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE
AND CLOSING COMPANY
200 Madison Street
Madison, TN 37115

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

BILL GARRETT, Davidson County
Trans: T20160045655 DEEDWARR
Recvd: 05/31/16 13:58 2 pgs
Fees: 13.00 Taxes: 462.50
20160531-0054506

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Savannah Elizabeth Barnes and Nathaniel Taylor Brasells	Envoy Mortgage, LTD	02504006000
(NAME) 244 McCoin Drive	Servicing (NAME) Dept. P. O. Box 660101	
(ADDRESS) Goodlettsville, TN 37072	(ADDRESS) Dallas,TX 75266-0101	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, CHARLES ADAMSON AND WIFE, JANELDA ADAMSON, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SAVANNAH ELIZABETH BARNES AND NATHANAEL TAYLOR BRASELLS, as tenants in common with rights of survivorship, 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, being Lot No. 12 on the Plan of FRANKLIN HEIGHTS AT GOODLETTSVILLE, as shown by plat of record in Plat Book 2083, Page 91 in the Register's Office for Davidson County, Tennessee to which plat reference is here made for a complete description thereof.

Being the same property conveyed to Charles Adamson and wife, Janelda Adamson by Warranty Deed from Katie Crunk, fka Karlie Kee, which deed is dated May 6, 2010, and recorded as Instrument No. 20100513-0036904 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO PROPERTY TAXES FOR 2016 AND SUBSEQUENT YEARS, FURTHER SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC. AND ALL MATTERS SET FORTH ON THE PLAN OF FRANKLIN HEIGHTS AT GOODLETTSVILLE, A PLAT OF WHICH IS OF RECORD IN PLAT BOOK 2083, PAGE 91, REGISTER' S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ☐

This is improved ☑ property, known as 244 McCoin Drive, Goodlettsville, TN 37072
(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 our hands this 27th day of May, 2016.

Charles Adamson

Janelda Adamson

STATE OF TENNESSEE

COUNTY OF DAVIDSON

* wife,

On this 27th day of May, 2016, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Charles Adamson and *Janelda Adamson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
January 09, 2018

Notary Public,

Return To:

Greater Nashville Title and Closing Company
200 Madison Street
Madison, TN 37115

Deanie L. Gregory
State of Tennessee Notary Public
Davidson County