WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $383,000.00 Affiant Subscribed and sworn to before me, this 27th day of June, 2016 Notary Public MY COMMISSION EXPIRES: 7/8/19 (AFFIX SEAL)

KAREN B. HEAVENER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John S. Crabtree and Reaves M. Crabtree	Renasant Bank	091-14-0B
(NAME)	(NAME)	(MAP)
443 Patina Circle	2001 Park Place North Suite 650	034.00-CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37209	Birmingham, AL 35203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, 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, Melissa K. Hammel, an unmarried woman, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto John S. Crabtree, an unmarried man and Reaves M. Crabtree, a married man, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Final Plat of Patina Subdivision, Phase 2 of record in Plat at Instrument No. 20080812-0083055, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Melissa K. Hammel by Quitclaim Deed from Terry Hopkins of record in Instrument No. 20110818-0063930 Register's Office for Davidson County, Tennessee; and a portion of the same property conveyed to Melissa K. Hammel by Quitclaim Deed from Patina Development, LLC, a Tennessee limited liability company of record in Instrument No. 20140702-0058166, and the same property conveyed to Melissa K. Hammel by Quitclaim Deed from Melissa K. Hammel, unmarried, of record in Instrument No. 20141217-0115393 Register's Office for Davidson County, Tennessee. (For the purposes of combining the parcels to create one lot and parcel.)

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 443 Patina Circle, Nashville, Tennessee 37209

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.

BILL GARRETT, Davidson County
Trans: T20160055428 DEEDWARR
Recvd: 06/29/16 11:29 2 pgs
Fees: 13.00 Taxes: 1417.10
20160629-0066339

Witness my/our hand(s) this 27th day of June, 2016.

Melissa K. Hammel

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Melissa K. Hammel, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 27th day of June, 2016.

Notary Public

My Commission Expires: 1/6/2020

