NEW OWNER:

Tammy Tallent
Garry Tallent
5895 Willshire Drive
Nashville, TN 37215

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 16-0573

Map 144, Group 16-0, Parcel 029.00

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20160056983 DEEDWARR
Recvd: 07/05/16 13:28 3 pgs
Fees:18.00 Taxes:7400.00
20160705-0068504

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Two Million and 00/100 Dollars ($2,000,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **CHANDELIER DEVELOPMENT LLC, a Tennessee limited liability company,**("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **TAMMY TALLENT AND GARRY TALLENT, wife and husband,** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Otter Creek Hills, and of record in Plat Book 2900, Page 110 and 111, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Mark Andrew Larimore and Nancy Sherilyn Fain Larimore, husband and wife, by Warranty Deed from Willie Austin Davis, Jr., and Catherine F. Davis, dated May 15, 2015, and of record in Instrument No. 20150528-0049157, Register's Office for Davidson County, Tennessee. See also Quitclaim Deed to Chandelier Development, LLC of record in Instrument No. 20160705-0068503 .

This is IMPROVED property known as 5895 Willshire Drive, Nashville, Tennessee 37215.

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

GRANTOR covenants with said Grantees 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 all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 30th day of **June, 2016**.

CHANDELIER DEVELOPMENT LLC

BY: _____
Joel Lyons, member

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Joel Lyons**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that **he** is **Member** of, **Chandelier Development, LLC** the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office this 30th day of **June, 2016**.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES:
September 10, 2018

My commission expires: _____

VIRGINIA M. BOLES
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

****

The actual consideration or value, whichever is greater, for this transfer is $ **2,000,000.00** .

AFFIANT

Sworn to and subscribed to before me this 30th day of **June, 2016.**

NOTARY PUBLIC

My commission expires: 5-27-19

W. REID SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires May 27, 2019