WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$353,000.00**

Meredith Maley
Affiant

Subscribed and sworn to before me, this 30th day of June, 2016

Notary Public

MY COMMISSION EXPIRES: 8-23-16
(AFFIX SEAL)

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016

BILL GARRETT, Davidson County
Trans:T20160057177 DEEDWARR
Recvd: 07/05/16 16:03 2 pgs
Fees:13.00 Taxes:1306.10
20160705-0068754

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
Janet M. Thompson	DIHNACLE BANK	171-03-0B
(NAME)	(NAME)	(MAP)
641 Old Hickory Boulevard #40	150 3RD AVE. SOUTH #900	157.00-CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Brentwood, TN 37027-3951	HASHVILLE, TN 37201	
(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, Jesse E. Bybee Trustee of The Bybee Family Living Trust, dated May 3, 1998, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Janet M. Thompson, an unmarried woman, 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 Unit No. 73-C, on the Plan of Revision One, a Horizontal Property Regime (Private Elements) Phase One, Section Three, Townhomes of Fredericksburg of record in Plat Book 9700, Page 534, 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 the same property conveyed to Jesse E. Bybee and Alma L. Bybee, Trustee, or their successors in Trust, under The Bybee Family Living Trust, dated May 3, 1998 by Warranty Deed from Pulte Tennessee Limited Partnership of record in Book 11058, page 588, Register's Office for Davidson County, Tennessee. Alma L. Bybee having since died on March 4, 2016, leaving Jesse E. Bybee the sole Trustee.

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: 641 Old Hickory Boulevard #40, Brentwood, Tennessee 37027-3951

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 hand(s) this 30th day of June, 2016.

Jesse E. Bybee, TRUSTEE

Jesse E. Bybee, Trustee of The Bybee Family Living Trust
Dated May 3, 1998

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jesse E. Bybee, Trustee of The Bybee Family Living Trust, with whom I am personally acquainted and who upon his/her oaths acknowledged themselves to be the Trustee of The Bybee Family Living Trust, and being authorized so to do, executed the foregoing instrument for the purposes therein contained be signing for the Trust, as Jesse E. Bybee, Trustee.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 30th day of June, 2016.

Jennifer D Stacy
Notary Public

My Commission Expires: 9/20/17

JENNIFER D. STACY
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY