Box# 14
G#28704-3

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160065739 DEEDWARR
Recvd: 08/01/16 10:04 2 pgs
Fees:13.00 Taxes:3015.50
20160801-0078856

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $815,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 29th DAY OF July, 2016.

Notary Public

MY COMMISSION EXPIRES: 7-8-2019

(AFFIX SEAL)

CAROLYN S. PRIEST
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael D. Sontag, Trustee	New Owner	
(NAME)	(NAME)	
901 Oak Valley Lane	150 Third Ave South Suite 2800	14601001000
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Nashville, TN 37201	
(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, **SCOTT L. HALL AND LEANNE B. HALL, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MICHAEL D SONTAG, TRUSTEE UNDER THAT AMENDED AND RESTATED NOMINEE TRUST AGREEMENT DATED FEBRUARY 27, 2014,** 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. 13 on the Plan of Oak Hill Valley, of record in Book 1835, Pages 15 and 16, Register's Office for said County.

Said Lot No. 13 fronts 190 feet on the Southerly margin of Oak Valley Lane and extends back between parallel lines 235 feet to a dead line in the rear.

Being the same property conveyed by Warranty Deed from Allen C. Brown, Jr. and wife, Elizabeth Q. Hart to Scott L. Hall and Leanne B. Hall, husband and wife as recorded on the 3rd day of November, 2015 in Instrument No. 20151103-0111967, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to 2016 Real Property taxes; all matters appearing on the plan of record in Plat Book 1835, Page(s) 15 & 16, said Register's Office; and Easement for Sanitary Sewer/Storm Drainage, recorded in Book 6983, Page 679, said Register's Office.

unimproved
This is improved x property, known as 901 Oak Valley Lane, Nashville, TN 37220
(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 hand this 29 day of July, 2016

SCOTT L. HALL

LEANNE B. HALL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Scott L. Hall and Leanne B. Hall, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 29 day of July, 2016.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires November 5, 2019