This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $185,000.00

Affiant

Subscribed and sworn before me this the 1st day of August, 2016.

Notary Public
My commission expires: 9-10-2018

BENJAMIN SEAMON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20160066998 DEEDWARR
Recvd: 08/03/16 15:00 2 pgs
Fees:13.00 Taxes:684.50
20160803-0080445

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Benjamin Risteen 730 Fox Ridge Drive Brentwood, TN 37027	Ben Risteen 730 Fox Ridge Drive Brentwood, TN 37027	160-14-0C-030.00-CO

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, JONATHAN LOUIS ROBBINS, UNMARRIED, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to BENJAMIN RISTEEN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 730 on the Plan of Brentwood Trace Condominiums, Section II of record in Book 5200, Pages 376 and 377, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Brentwood Trace Condominiums, Section II, a horizontal property regime established by Master Deed of record in Book 5818, Page 915, amended in Book 5868, Page 70, said Register's Office.

Being the same property conveyed to Jonathan Louis Robbins, unmarried by Warranty deed from Kevin Michael-Clute Baes of record in Instrument No. 20120319-0023108 Register's Office for Davidson County, Tennessee, dated March 16, 2012 and recorded on March 19, 2012.

(Value of consideration shown in aforementioned deed $137,500.00.)

Being also known as 730 Fox Ridge Drive Brentwood, Tennessee 37027.

Subject to all Easements and Restrictions of record.

THIS IS _X_ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 730 Fox Ridge Drive, Brentwood, TN 37027.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

JR

Witness my hand this the 1st day of August, 2016.

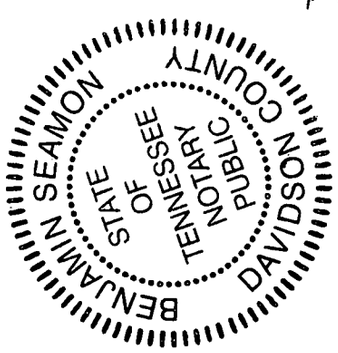
Jonathan Louis Robbins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jonathan Louis Robbins, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 1st day of August, 2016.

My commission expires:
9-10-2018



Notary Public