

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $276,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 03-07-17
(AFFIX SEAL)

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
Edward D. Walker		PART OF 159-00-0
(NAME)	(NAME)	(MAP)
1003 Lexington Drive	New Owner	055.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Brentwood, TN 37027		
(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, **Voce Development Company LLC, a Tennessee limited liability company,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Edward D. Walker and Susan M. Walker, husband and wife,** 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. 47 on the Plan of Final Plat, Voce, Phase 2B of record in Plat at Instrument No. 201608080082374, 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 Voce Development Company, LLC by special warranty deed from Granny White Cabin Realty, LLC of record in Instrument No. 20160726-0076796 Register's Office for Davidson County, Tennessee, dated 07/26/2016 and recorded on 07/26/2016.

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 (X) unimproved ( ) improved property, known as: 1807 Writers Circle, Brentwood, Tennessee 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 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:T20160076144 DEEDWARR
Recvd: 08/31/16 10:49 2 pgs
Fees:13.00 Taxes:1021.20
20160831-0091296

Witness my/our hand(s) this 30th day of August, 2016.

Voce Development Company LLC

By: _____
R. Shannon Pollard, Chief Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared R. Shannon Pollard, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Chief Manager of Voce Development Company LLC the within named bargainer, a limited liability company, and that he as such being authorized so to do, executed the foregoing instrument for the proposes therein contained by signing the name of the limited liability company by the said R. Shannon Pollard as such Chief Manager.

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

Lisa W. Carnes
Notary Public

My Commission Expires: 8/20/2017

