Prepared By & Return To:
Lakeside Title & Escrow
854 Wren Road
Goodlettsville, TN 37072
16-2395TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00.

Kim B Mitchell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12th day of September, 2016.

Notary Public

Commission Expiration: 8.27.18

BUTCHKO TRACY TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN My Comm. Expires

Davidson County DEEDWARR
Recvd: 09/16/16 11:34 3 pgs
Fees:18.00 Taxes:314.50
20160916-0097616

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
William G. Wallis, Sr. 5209 Lake Court Brentwood, TN 37027	SAME AS NEW OWNER	16209006200

WARRANTY DEED

FOR AND IN 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, I, **Bridgette Ann Barnhill, unmarried**, HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **William G. Wallis, Sr., unmarried**, 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:

Property known as 5436 Eulala Drive Nashville, TN 37211, County of Davidson to-wit:

Land in Davidson County, Tennessee, being Lot No. 43 on the Plan of Hickory View, Section One, as of record in Book 5210, page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Bridgette Ann Barnhill by Quitclaim Deed from Rudell Barnhill, dated 01/29/2001 and recorded 06/29/2009, filed of record in Instrument No. 20090629-0059991, said Register's Office.

Tax Map and Parcel ID is as follows 16209006200

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

This is improved property known as: 5436 Eulala Drive, Nashville, TN 37211

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 12th day of September, 2016.

Bridgette Ann Barnhill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12th day of September, 2016, before me personally appeared **Bridgette Ann Barnhill**, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 12th day of September, 2016.

Notary Public
Commission Expiration:

MELISSA J. BUTCHKOSKI-TURECKI
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN
My Comm. Expires
8-27-18

LTE File No.: 16-2395TN

True Copy Certification

I, **Carrie Porter**, do hereby make oath that I am a licensed attorney and /or the custodian of the electronic version of the attached document tendered for registration here with and that this is a true and correct copy of the original document executed and authenticated according to law.

Carrie Porter

Carrie Porter

State of **Tennessee**
County of **Davidson**

Personally appeared before me, **Rita B Mitchell**, a notary public for this county and state, **Carrie Porter** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rita B Mitchell

Rita B Mitchell

My Commission Expires: **3/31/2020**

