Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1002 Richard Jones Rd., Ste 203-A
Nashville TN 37215

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160083617 DEEDWARR
Recvd: 09/23/16 09:13 2 pgs
Fees:13.00 Taxes:5180.00
20160923-0100300

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,400,000.00

Affiant

Subscribed and sworn to before me, this 21 day of September, 2016

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

SHIRA HUGHES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-11-2017

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
Scott E. Becker	New Owner	
(NAME)	(NAME)	(MAP)
4212 Arundel Court		116-12-0L-005.00-CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37215-1816		
(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, **John B. Wheelock and wife, Margaret M. Brennan,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Scott E. Becker and Dawn A. Becker, 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. 5 on the Final Plat of Arundel Subdivision Estes Road of record in Plat at Instrument No. 20070717-0085048, 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 John B. Wheelock and wife, Margaret M. Brennan by Warranty deed from Castle Contractors, LLC, Tennessee limited liability company of record in Instrument No. 20080917-0095011 Register's Office for Davidson County, Tennessee, dated September 15, 2008 and recorded on September 17, 2008.

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: 4212 Arundel Court, Nashville, Tennessee 37215-1816

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 21st day of September, 2016.

John B. Wheelock by Margaret M. Brennan as Attorney-in-Fact

Margaret M. Brennan

John B. Wheelock by Margaret M. Brennan as Attorney-in-Fact

Margaret M. Brennan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Margaret M. Brennan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the Attorney-In-Fact for John B. Wheelock, the within named bargainor, and that she as such Attorney in Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name John B. Wheelock, the bargainor, by the said Margaret M. Brennan, as Attorney in Fact.

Witness my hand and official seal at office at Nashville, Tennessee on this the 21st day of September, 2016.

PATTI VAUGHN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Patti Vaughn
Notary Public

My Commission Expires:
9-10-2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Margaret M. Brennan with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 21st day of September, 2016.

Patti Vaughn
Notary Public

My Commission Expires:

9-10-2018

PATTI VAUGHN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON