THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 5107 Maryland Way, Ste. 115 Brentwood, TN 37027	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 318,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September, 2016 Notary Public MY COMMISSION EXPIRES: 10/18/16 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20160087870 DEEDWARR
Recvd: 10/05/16 15:29 2 pgs
Fees:13.00 Taxes:1176.60
20161005-0105483

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fei Liu	new owner	MAP
1512 Whetstone Ct		114-07.0B PARCEL 074.00
Nashville, TN 37209		
(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, **Lynda Davis Ytzen, Holly Kniery and Dana Hargis**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Fei Liu and Shifeng Tian** spouse,
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. 50 on the Plan of Section Three, Westchase of record in Plat at Instrument No. 20030807-0112290, 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 Darrel Jeffrey Ytzen by Quitclaim deed from Lynda D. Ytzen of record in Instrument No. 20081027-0106934 Register's Office for Davidson County, Tennessee, dated October 09, 2008 and recorded on October 27, 2008.

Darrel Jeffrey Ytzen having died June 20, 2016. Said real estate was devised by Darrel Jeffrey Ytzen by his will probated and recorded in the Circuit Court of Davidson County, Tennessee (Probate Division) in Docket No. 16P-1233 to the undersigned Lynda Davis Ytzen, Dana M. Ytzen (now known as Dana Hargis) and Holly A. Ytzen (now known as Holly Kniery).

Lynda Davis Ytzen also hereby conveys life estate interest obtained in above referenced will.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **1512 Whetstone Ct, Nashville, TN 37209.**

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(s) this the 30th day of September, 2016.

The Estate of Darrel Jeffrey Ytzen

Lynda Davis Ytzen, Executrix
Lynda Davis Ytzen, Personal Representative

Lynda Davis Ytzen
Lynda Davis Ytzen, Individually

Holly Kniery
Holly Kniery

Dana Hargis
Dana Hargis

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Lynda Davis Ytzen,** with whom I am personally acquainted and who upon her oath acknowledged herself to be the Personal Representative of the **The Estate of Darrel Jeffrey Ytzen**, and that she as such Personal Representative being authorized to do so, execute the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 30th day of September, 2016.

My Commission expires 10/18/16

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Lynda Davis Ytzen** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 30th day of September, 2016.

My Commission expires 10/18/16

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Holly Kniery and Dana Hargis** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 30th day of September, 2016.

My Commission expires 10/18/16

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY