BILL GARRETT, Davidson County
Trans:T20160092203 DEEDWARR
Recvd: 10/19/16 09:36 2 pgs
Fees:13.00 Taxes:1073.00
20161019-0110332

PREPARED BY:
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067

WARRANTY DEED

THIS INDENTURE is made and entered into this 14th day of October, 2016 by and between Tamara Anderson Sherrell, married, hereinafter referred to as GRANTOR, and Chen Zheng and Lili Wang, husband and wife, hereinafter referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES the following described property lying in City of Nashville, County of Davidson, State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 14 on the Final Subdivision Plat of Phase Two, Carrington Place, as of record in Instrument No. 20100923-0075756, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Tamara D. Anderson, unmarried, by Warranty Deed from Celebration Homes, LLC a Tennessee Limited Liability Company, dated December 27, 2013, recorded January 21, 2014, of record in Instrument 20140121-0005573, Register's Office for Davidson County, Tennessee.

Tamara D. Anderson has since married and is now known as Tamara Anderson Sherrell.

Glenn R. Sherrell joins in the execution of this Deed to convey any marital interest in the property.

This is [xx]improved [ ]unimproved property known as: 3352 Brome Lane, Nashville, TN 37218

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Tamara Anderson Sherrell

Glenn R. Sherrell

INDIVIDUAL
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, Tamara Anderson Sherrell and Glenn R. Sherrell, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person's free act and deed.

Witness my hand, at office, this 14th day of October, 2016.

Notary Public

SUZANNE THOMAS
TENNESSEE NOTARY PUBLIC
My Comm Exp. March 18, 2019
COUNTY OF RUTHERFORD

My Commission Expires: 3-18-19

Name and Address of Property Owner:
Chen Zheng and Lilli Wang
3352 Brome Lane,
Nashville, TN 37218

Send Tax Statements to:
First Bank
318 Seaboard Ln Ste 205
Franklin, TN 37067

Map & Parcel: 058100B03200CO

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson mel

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is $290,000.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this 14th day of October, 2016.

Notary Public

A. C. HALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 8, 2018

My Commission Expires: 5-8-18

RETURN TO:
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067
16-1-511