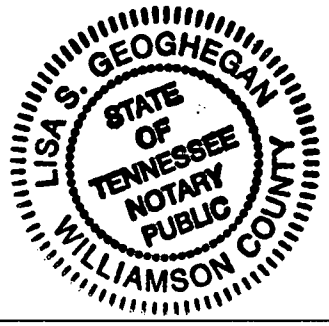
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,325,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 28th DAY OF October, 2016.

Notary Public

MY COMMISSION EXPIRES: 9-20-2017

(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans: T20160095907 DEEDWARR
Recvd: 10/31/16 10:56 2 pgs
Fees: 13.00 Taxes: 4902.50
20161031-0114694
054-090-A 002.00 CO

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
Michael L. Duffer	First Tennesse Bank
(NAME)	(NAME)
717 Lakeshore Pointe	511 Union Street
(ADDRESS)	(ADDRESS)
Old Hickory, TN 37138	Nashville TN 37219
(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, **JEFFREY S. BOHAN AND CHERYL M. BOHAN, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MICHAEL L. DUFFER, AN UNMARRIED MAN,** HEREINAFTER CALLED THE GRANTEE, HIS 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. 2 on the Plan of Lake Shore Pointe and Resubdivision of Lot 1 of The Villas of Lakemeade Phase II, of record in Instrument No. 20040903-0106917, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Jeffrey S. Bohan and Cheryl M. Bohan, husband and wife by deed from Baird R. Faulkner and wife, Janie J. Faulkner, dated November 17, 2006, of record in Instrument No. 20061117-0143048, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 2016 real property taxes; all matters appearing of record in Instrument No. 20040903-0106917, said Register's Office; Master Deed and Bylaws of record in Book 11053, Page 690 and Instrument No. 20121005-0091619, said Register's Office; Charter of record in Book 11053, Page 747, said Register's Office; and Easements of record in Book 5793, Page 965 and book 7346, Page 967, said Register's Office.

unimproved
This is improved x property, known as 717 Lakeshore Pointe, Old Hickory, TN 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 28th day of October, 2016

JEFFREY S. BOHAN

CHERYL M. BOHAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jeffrey S. Bohan and Cheryl M. Bohan, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of October, 2016.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires November 5, 2019

Vanderpool and Pearman
256 Seaboard Lane G-104
Franklin, TN 37067
(615) 771-9800