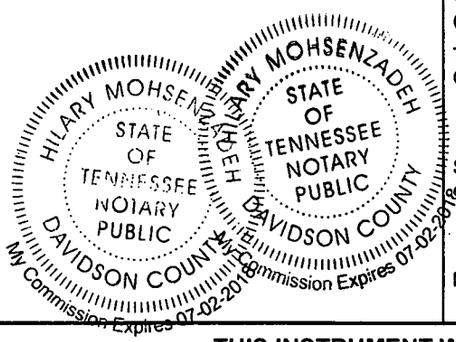
WARRANTY DEED



State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $276,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th day of November, 2016

Notary Public

MY COMMISSION EXPIRES: 7-2-18

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Alan B. Minchew	New Owner	09402004600
(NAME)	(NAME)	
1163 Cross Creek Drive		
(ADDRESS)	(ADDRESS)	
Franklin, TN 37067		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Jeffrey W. Steinbarge,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Alan B. Minchew,** 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:

Being the westerly 50.0 feet of Lot No. 175 on the Plan of Edgefield Land Company's First Subdivision of record in Book 57 page 130 Register's Office for Davidson County, Tennessee to which plan reference is made for a more description.

Being the same proeprty conveyed to Jeffrey W. Steinbarge, unmarried, by Warranty deed from John C. Barrett, unmarried, of record in Instrument No. 20110728-0057755, Register's office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 1701 Long Avenue, Nashville, TN 37206
(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.

BILL GARRETT, Davidson County
Trans:T20160099105 DEEDWARR
Recvd: 11/09/16 10:19 2 pgs
Fees:13.00 Taxes:1023.05
20161109-0118458

Witness my/our hands this 7th day of November, 2016.

Jeffrey W. Steinbarge

State of Tennessee
County of Williamson

Personally appeared before me Jeffrey W. Steinbarge, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 7th day of November, 2016.

Notary Public
My Commission Expires: 1-24-2017

File No.: 11549

