BILL GARRETT, Davidson County
Trans:T20160100081 DEEDWARR
Recvd: 11/14/16 10:51 2 pgs
Fees:13.00 Taxes:1790.80
20161114-0119571

This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW16811

Send Tax Bills To:
NEW OWNER

New Owner is:
Chase Miller and Natalie N. Coleman
701 Vosswood Drive
Nashville, TN 37205

MAP: 115-12-0

PARCEL: 014.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Eric G. Reusch and wife, Janet M. Reusch**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Chase Miller and Natalie N. Coleman, tenants in common with right of survivorship,,** hereinafter referred to as Grantee, their heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improved Property Commonly Known As: **701 Vosswood Drive, Nashville, TN 37205**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 250 on the Plan of West Meade Farms, Inc., Section "H", of record in Book 2133, Page 17, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Eric G. Reusch and wife, Janet M. Reusch by Quitclaim Deed from Eric G. Reusch and Janet M. Reusch (f/k/a Janet M. Stauble), dated 1/22/15 and recorded 1/28/15 in Instrument Number 20150128-0008172; and the same property previously conveyed to Eric G. Reusch and Janet M. Stauble, as tenants in common with rights of survivorship, by Warranty Deed from Barry A. Jacobs and wife, Melanie L. Jacobs, dated 9/17/13 and recorded 9/20/13 in Instrument Number 20130920-0099188, Register's Office for Davidson County, Tennessee.

Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 10th day of November, 2016.

GRANTOR(S):

ERIC G. REUSCH

JANET M. REUSCH

ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Eric G. Reusch and Janet M. Reusch**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this 10th day of November, 2016.

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$484,000.00**.

AFFIANT

SWORN TO and subscribed before me this 10th day of November, 2016.

TRACEY PERRY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

NOTARY PUBLIC
My commission expires: 1-8-19