THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

BILL GARRETT, Davidson County
Trans:T20160108827 DEEDWARR
Recvd: 12/12/16 11:13 2 pgs
Fees:13.00 Taxes:1973.95

20161212-0129877

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **533,500.00.**

Jeanine Petrone Thompson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF December 2016

Notary Public

MY COMMISSION EXPIRES: March 3, 2020

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeanine Petrone Thompson	New owner	MAP
123 West Tyne Drive	127 W. Tyne Drive	PARCEL 130-05-0-045.00
Nashville, TN 37205-4428	Nashville TN 37205	
(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, **Butler Family Residence Trust**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jeanine Petrone Thompson and Tommy Thompson, husband and wife**

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, 16 of block "H" on the Second Revised Plan of Highlands of Belle Meade No. 2, Blocks E, F, G, H & K, as of record in Book 1130, page(s) 71 and 72, Register's Office for said County.

Said Lot No. 16 fronts 104 feet on the Southerly side of West Tyne Drive and runs back between parallel lines 210 feet to a dead line.

Being the same property conveyed to The Butler Family Residence Trust by Quitclaim deed from Stephanie Butler Shorey as to a two-thirds undivided interest (2/3) and Nora Butler Krause as to a one-third undivided interest (1/3) of record in Instrument No. 20120126-0007142 Register's Office for Davidson County, Tennessee, dated December 15, 2011 and recorded on January 26, 2012.

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 () UNIMPROVED

(X) IMPROVED property known as **123 West Tyne Drive, Nashville, TN 37205-4428.**

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 the 9th day of December, 2016.

Butler Family Residence Trust

Nora Butler Krause, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Nora Butler Krause** with whom I am personally acquainted and who upon his oath acknowledged herself to be the **Trustees** of the **Butler Family Residence Trust** the within named bargainor, and Trust, and that they as such Trustees being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Nora Butle Krause** as such **Trustees**.

Witness my hand and seal this the 9th day of December, 2016.

My Commission expires March 3, 2020

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named 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_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 9th day of December, 2016.

My Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named 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_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 9th day of December, 2016.

My Commission expires _____

_____
Notary Public