Return To:

BRENTWOOD
TITLE & ESCROW, LLC
320 SEVEN SPRINGS WAY
SUITE 150
BRENTWOOD, TN 37027

BILL GARRETT, Davidson County
Trans:T20160109301 DEEDWARR
Recvd: 12/13/16 10:25 2 pgs
Fees:13.00 Taxes:629.00

20161213-0130482

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $170,000.00.

Affiant

Subscribed and sworn to before me, this 9th day of December, 2016.

Notary Public

My commission expires:

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

THIS INSTRUMENT PREPARED BY:
Smart Title & Escrow, LLC
256 Seaboard Lane, Suite D101, Franklin, TN 37067

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Nadia Chtioui	Bank of America	**162-03-0-070.00**
108 Penny Brink Drive	101 South Tryon Street	
Nashville, TN 37013	Charlotte, NC 28255	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Roy Norris, unmarried and Gary Norris, married

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Nadia Chtioui

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 175 on the Plan of Antioch Park, Section 3 of record in Plat Book 4460, Page 25, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Roy Norris, unmarried and Gary Norris, unmarried by Warranty deed from Doris Davis, Married, PKA Dorris Norris of record in Instrument No. 20060921-0117276 Register's Office for Davidson County, Tennessee, dated September 13, 2006 and recorded on September 21, 2006.

Grantor, Gary Norris, warrants that the subject property is not, nor ever has been, his primary residence or the primary residence of his spouse.

This is improved property known as **108 Penny Brink Drive, Nashville, TN 37013.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows: all matters shown on the Plan of record in Plat Book 4460, Page 25, Restrictive covenants of record in Book 3861, Page 744; Book 4292, Page 859; Book 4519, Page 933; Book 4533, Page 967; Book 4562, Page 949 and Book 5351, Page 111, in the Register's Office for Davidson County, Tennessee and real estate taxes for all subsequent years, the current year's taxes having been previously paid (or paid at closing) and prorated between the parties herein.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 8th day of December, 2016.

Roy Norris

Gary Norris

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, Roy Norris and Gary Norris, 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, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 8th day of December, 2016.

Notary Public
My Commission Expires: 04-21-20

NORMAN KANTROWITZ
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF SUMNER

Smart Title File No. TN1049
256 Seaboard Lane, Ste D101
Franklin, TN 37067