THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	COUNTY OF Williamson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 342,500.00. Hudson Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF January, 2017 Notary Public MY COMMISSION EXPIRES: 9-20-2017 (AFFIX SEAL)

LISA S. GEOGHEGAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marcella A. Lupica	Barrington Mortgage	MAP
1012 Grove Court	2002 Richard Jones Rd	PARCEL 171-04-0C-025.00-CO
Brentwood, TN 37027-4399	Nashville, TN 37215 #3004	
(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, **Trevor S. Scott and Amory E. Scott, husband and wife**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Marcella A. Lupica an unmarried woman**

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 Unit No. 25, on the plan of Barrington Place, a Horizontal Property Regime with Private Elements according to the Master Deed of record in Instrument No. 20050914-011701 and re-recorded in Instrument No. 20051025-0128696, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Instrument No. 20050404-0036360, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Trevor S. Scott and Amory E. Scott, husband and wife by Warranty deed from Debra K. Herring, an unmarried person of record in Instrument No. 20150629-0062061 Register's Office for Davidson County, Tennessee, dated June 26, 2015 and recorded on June 29, 2015.

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 **1012 Grove Court, Brentwood, TN 37027-4399.**

BILL GARRETT, Davidson County
Trans:T20170005116 DEEDWARR
Recvd: 01/19/17 09:02 2 pgs
Fees:13.00 Taxes:1267.25
20170119-0005739

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 our hand(s) this the 18th day of January, 2017.

Trevor S Scott, By Kim Hulse Attorney in Fact
Trevor S. Scott,
By: Kim Hulse, Attorney in Fact

Amory E Scott By Kim Hulse Attorney in Fact
Amory E. Scott,
By Kim Hulse, Attorney-in-Fact

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 **Kim Hulse** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that **SHE** executed the within instrument on behalf of **Trevor S. Scott**, as HIS Attorney in Fact, as the free act and deed of the within named **Trevor S. Scott**.

Witness my hand and official seal this the 18th day of January, 2017.

My Commission expires 1-6-20

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

Notary Public

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 **Kim Hulse** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that SHE executed the within instrument on behalf of **Amory E. Scott**, as HER Attorney in Fact, as the free act and deed of the within named **Trevor S. Scott and Amory E. Scott**.

Witness my hand and official seal this the 18th day of January, 2017.

My Commission expires 1-6-20

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

Notary Public

(3) mail to

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