Prepared and Record and Return to:

Feamley Martin & McDonald
25 Century Blvd, Ste 402
Nashville, TN 37214

THIS INSTRUMENT PREPARED BY:

Midtown Title, LLC

1704 Charlotte Avenue #105

Nashville, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $471,603.00

BILL GARRETT, Davidson County
Trans:T20170007241 DEEDWARR
Recvd: 01/25/17 12:39 2 pgs
Fees:13.00 Taxes:1744.93
20170125-0008187

Affiant

Subscribed and sworn to before me, this the 20th day of January, 2016.

Notary Public

My Commission Expires: 7.3.17

MARJORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Jimmie N. Hunt Sonya V. Hunt 7126 Bidwell Road Joelton, TN 37080	Owners at Property address	021-00-0-357.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Drees Premier Homes, Inc., an Ohio corporation**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Jimmie N. Hunt and Sonja V. Hunt, 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. 10 on the Plan of Final Plat, Faith Place of record in Plat Book 7900, page 292, 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 Drees Premier Homes, Inc., an OH corporation, by Warranty Deed from Joe N. Smith, married, dated July 29, 2016, of record in Instrument No. 20160801-0078843, Register's Office for Davidson County, Tennessee.

This is ☒ Improved OR ☐ Unimproved property located at: 7126 Bidwell Road, Joelton, TN 37080

This conveyance is made subject to 1) Property taxes for the year 2017 a lien not yet due and payable. 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and (6. other matters of public record.

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. Whenever 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, Grantor has executed this instrument on this 20th day of January, 2016.

Drees Premier Homes, Inc.,
an Ohio corporation

By: _____

Name: Michael D Carey

Title: Asst Sec,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Michael D. Carey, with whom I am personally acquainted, and who, upon oath, acknowledged such person to be the Assistant Secretary of Drees Premier Homes, Inc., the within named bargainor, a corporation, and that he as such Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the Drees Premier Homes, Inc., by the said Michael D. Carey as its Assistant Secretary.

WITNESS my hand and seal at office this 20th day of January, 2016.

SONDRA REECE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

_____ Notary Public

My Commission expires: 5/3/2020