Prepared by & Return to:
Bert W. McCarter, Attorney
Premier Land Title & Escrow, LLC
220 N. Spring Street
Murfreesboro, TN 37130
File No.0094-17

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $152,500.00

Natalie Davenport
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 3rd day of March, 2017

Kelly Dorsey
Notary Public
My Commission Expires: 5.20.17

KELLY DORSEY STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

BILL GARRETT, Davidson County
Trans:T20170021754 DEEDWARR
Recvd: 03/14/17 12:54 2 pgs
Fees:13.00 Taxes:564.25
20170314-0024973

Address of New Owner	Send Tax Bills To:	
Brian Brown 100 Blackstone Place Nashville, TN 37210	NEW OWNER	Map/parcel: 119-07-0-112.00 Account:

WARRANTY DEED

FOR AND IN 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, I/WE

Vatsana K. Srisongkham, Jr., an unmarried man,

HEREINAFTER REFERRED TO AS THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Brian Brown, a married man, and Vongsakhone Mysayphonh, an unmarried man,

HEREINAFTER CALLED THE GRANTEE(S), their HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE DESCRIBED AS FOLLOWS, TO WIT:

LAND lying in Davidson County, Tennessee and being more particularly described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 56, on the plan of Thompson Lane Park, of record in Plat Book 2331, Page 138, Register's Office for Davidson County, Tennessee, to which plat reference is hereby mad for a more complete description.

BEING the same property conveyed to Vatsana K. Srisongkham, Jr., an unmarried man, by Warranty Deed from Bounkong Srisongkham, unmarried, and Fongsamay Noamalaysy, unmarried, dated 4/15/05 and recorded 4/27/05 in Instrument No. 20050427-0046810, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been prorated as of the date of closing and assumed by the Grantee(s) here.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 100 Blackstone Place Nashville, TN, 37210

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), his heirs and assigns forever; and I/We so covenant with the said GRANTEE(S) that I/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 I/We do further covenant and bind my/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 3rd day of March, 2017

V. Srisongkham

Vatsana K. Srisongkham, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within Vatsana K. Srisongkham, Jr., with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument (WARRANTY DEED) for the purposes therein contained.

Witness my hand and official seal this 3rd day of March, 2017

Kelly Dorsey

Notary Public

My Commission Expires: 5-20-17

KELLY DORSEY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY