29439-8 Box 14

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $337,000.00

Affiant

Subscribed and sworn to before me, this 17th day of March, 2017

Notary Public

MY COMMISSION EXPIRES: 5-8-18
(AFFIX SEAL)

ANNA AGEE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20170023233 DEEDWARR
Recvd: 03/20/17 09:37 2 pgs
Fees:13.00 Taxes:1246.90
20170320-0026665

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Simon D. Lynn and Carol F. Lynn	Farmington Mortgage, a div of CapStar Bank	180-03-0A-044.00-CO
(NAME)	(NAME)	(MAP)
121 Stone Briar Court	2002 Richard Jones Road, Suite 300A	
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211-6991	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Christopher Snyder and Samantha K. Snyder, husband and wife, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Simon D. Lynn and Carol F. Lynn, husband and wife, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 151 on the Plan of Section 1C, Stone Creek Park, R20 Residential P.U.D. of record in Plat Book 9700, Pages 469-470, 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 Christopher Snyder and Samantha K. Snyder, husband and wife by Warranty deed from Stone Steps Realty, Inc. of record in Instrument No. 20061004-0123108 Register's Office for Davidson County, Tennessee

Being also known as 121 Stone Briar Court, Nashville, Tennessee 37211-6991.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 121 Stone Briar Court, Nashville, Tennessee 37211-6991

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/our hand(s) this 17th day of March, 2017.

Christopher Snyder

Samantha K. Snyder

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Christopher Snyder; Samantha K. Snyder with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 17th day of March, 2017.

Notary Public

My Commission Expires: 9/20/17

