THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 33510-02-2017**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $459,900.00. Affiant Subscribed and sworn to before me this 16th day of March, 2017. Notary Public My Commission Expires: 6/19/18

Emily Kornbau
State of Tennessee
Notary Public
Sumner County
My Commission Expires June 19, 2018

WARRANTY DEED

Address New Owner: Michael Corcoran, Heather Corcoran 4908 Stillwood Dr Nashville, TN 37220	**Send Tax Bills To:** new owner	**Tax Information:** Map and Parcel No.: 146 07 0 030 00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Louis Roberts, LLC, a Tennessee limited liability company**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Michael J. Corcoran and Heather F. Corcoran, husband and wife** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4908 Stillwood Dr., Nashville, TN 37220.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans: T20170023935 DEEDWARR
Recvd: 03/21/17 13:12 3 pgs
Fees: 18.00 Taxes: 1701.63
20170321-0027519

IN WITNESS WHEREOF, Grantor has executed this instrument on the 16th day of March, 2017.

Louis Roberts, LLC, a Tennessee limited liability company

BY: _____ Manager
Louis Roberts, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE ME, a Notary Public of the State and County aforementioned, personally appeared Louis Roberts, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Sole Member of Louis Roberts, LLC, a Tennessee limited liability company, and as such, executed the foregoing instrument for the purpose therein contained.

Witness my hand, at office, this 16th day of March, 2017.

_____
Notary Public

My Commission Expires: 10/7/19

GERALD G. PATTERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES OCTOBER 7, 2019

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 134 on the Plan of Section One Revised Crieve Hall Estates, as of record in Plat Book 1835, pages 122-124, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Louis Roberts, LLC, a Tennessee limited liability company, by deed dated August 31, 2016 from Peggy Axford, Administrator of The Estate of Nancy a. Solinski, deceased, of record in Instrument No. 20160902-0092761, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2017, which have been prorated and assumed by Grantee. Map and Parcel No. 146 07 0 030 00.
2. All matters appearing on the Plan of record as Book 1835, pages 122-124, Register's Office for Davidson County, Tennessee.