Davidson County DEEDWARR Recvd: 06/02/17 14:49 3 pgs Fees:18.00 Taxes:1776.00 **20170602-0055331**	**STATE OF TENNESSEE** **COUNTY OF DAVIDSON** The actual consideration or value, whichever is greater, for this transfer is $480,000.00. Affiant Subscribed and sworn to before me, this 1st day of June, 2017. Notary Public My commission expires: 10/2/17
(Notary Stamp)	

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

BARBARA T. HUDGE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Comm. Expires October 2, 2017

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Trevor Brimley and Megan Brimley	**Trevor Brimley and Megan Brimley**	**104-10-0R-019.00-CO**
803 Lancaster Way	**803 Lancaster Way**	
Nashville, TN 37212	**Nashville, TN 37212**	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Brent Hamby, a married man

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Trevor Brimley and Megan Brimley , Husband and Wife

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit 19, The Chesterfield, as shown in Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20120627-0056191, as amended at Instrument No. 20121025-0098031, Instrument No. 20121227-0119329 and Instrument No. 20130125-0008275 in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Brent Hamby, unmarried man by Warranty deed from Chesterfield Cottages, LLC of record in Instrument No. 20130730-0079401

Register's Office for Davidson County, Tennessee, dated July 26, 2013 and recorded on July 30, 2013.

Stephanie Hamby the Spouse of Brent Hamby Joins in the execution of this document to grant any interests she may have in said property namely any marital interest.
This is improved property known as **803 Lancaster Way, Nashville, TN 37212.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 1st day of June, 2017.

Brent Hamby

Stephanie Hamby

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Brent Hamby and Stephanie Hamby, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 1st day of June, 2017.

Notary Public
My Commission Expires: 11/19/2018

JONATHAN R. MEDLEY
STATE OF TENNESSEE NOTARY PUBLIC
WHITE COUNTY

SolomonParks File No. 170147

TRUE COPY CERTIFICATION

I, Barbara T Hodge, do herby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached documents tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

B T Hodge
Signature

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, Jo Ann B Sisemore, a notary public for this county and state, Barbara T. Hodge who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

JoAnn B Sisemore
Notary

My Commission Expires 7-3-2017

Notary's Seal

JOANN B. SISEMORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN