THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203
P17-23476

BILL GARRETT, Davidson County
Trans:T20170047892 DEEDWARR
Recvd: 06/06/17 09:53 2 pgs
Fees:13.00 Taxes:925.00

20170606-0056349

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 250,000.00.

Kathy Goodson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF JUNE, 2017

Anna Agee
Notary Public

MY COMMISSION EXPIRES: 5-8-18

(AFFIX SEAL)

ANNA AGEE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Defne Y. Girisgen	Farmington Mortgage, a div of CapStar Bank	141070B14200CO
7180 Somerset Farms Drive	2002 Richard Jones Road, Suite 300A	
Nashville, TN 37221	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Steven Carman and Kara Carman**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Defne Y. Girisgen, an unmarried woman**

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. 141 on the Plan of Somerset Farms, Section 4, Phase 3 of record in Plat Book 9700, Page 460, 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 Steven Carman and Kara Carman, husband and wife and Tommy L. Carman and Kay R. Carman, husband and wife by Warranty deed from George Vaporis and wife, Kalliopi K. Vaporis of record in Instrument No. 20120730-0067189 Register's Office for Davidson County, Tennessee, dated July 26, 2012 and recorded on July 30, 2012. Further, being the same property conveyed to Steven Carman and Kara Karman, husband and wife by Quitclaim deed from Tommy L. Carman and Kay R. Carman, husband and wife of record in Instrument No. 20140219-0014104 Register's Office for Davidson County, Tennessee, dated December 11, 2014 and recorded on December 19, 2014.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

(X) IMPROVED property known as **7180 Somerset Farms Drive, Nashville, TN 37221.**

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 our hands this the 5th day of June, 2017.

Steven Carman

Kara Carman

STATE OF TENNESSEE
COUNTY OF TENNESSEE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Steven Carman and Kara Carman,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 5th day of June, 2017.

My Commission expires: 10-7-2019

Notary Public

