 (Notary Stamp)	STATE OF TENNESSEE, COUNTY OF Williamson The actual consideration or value, whichever is greater, for this transfer is $335,000.00. Affiant Subscribed and sworn to before me, this 16th day of June, 2017. Notary Public My commission expires: 9-11-17

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
415 Main Street, Franklin, TN 37064

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Nicholas Campbell	New Owner	181-10-0A-075.00-CO
6828 Scarlet Ridge Drive		
Brentwood, TN 37027		

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, we,

James C. Coste and wife, Nancy Coste

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

Nicholas J. Campbell, a single person

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

Land in Davidson County, Tennessee, being Lot No. 236 on the Plan of First Revision, Final Plat of Phase Two, Autumn Oaks Subdivision of record in Plat Book 11700, Page (s) 64 and 65, 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 James C. Coste and wife, Nancy Coste by Warranty deed from Corinthian Custom Homes, Inc., a Tennessee corporation of record in Instrument No. 20031003-0146522 Register's Office for Davidson County, Tennessee, dated September 30, 2003 and recorded on October 03, 2003. (Value of consideration shown in aforementioned deed $221,165.00.) Being also known as 6828 Scarlet Ridge Drive Brentwood, Tennessee 37027.

BILL GARRETT, Davidson County
Trans:T20170052577 DEEDWARR
Recvd: 06/20/17 10:00 2 pgs
Fees:13.00 Taxes:1239.50
20170620-0061797

This is **improved** property known as **6828 Scarlet Ridge Drive, Brentwood, TN 37027.**

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.

GRANTORS COVENANT with the said Grantee that they are 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 County, Tennessee.

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

GRANTORS FURTHER COVENANT and binds themselves, thier 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 16th day of June, 2017.

James C. Coste

Nancy Coste

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, James C. Coste and Nancy Coste, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that 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 16th 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. 5017191