NEW OWNER:

William H Andrews, II
Stacey Andrews
914 Lynnwood Drive
Nashville, TN 37205

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 17-0161 LB

Map/Parcel ID:
130-11-0-055.00

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20170056046 DEEDWARR
Recvd: 06/30/17 09:54 3 pgs
Fees:18.00 Taxes:5727.23
20170630-0065922

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Million Five Hundred Forty-Seven Thousand Nine Hundred and 00/100 Dollars ($1,547,900.00)** cash in hand paid, the receipt of which is hereby acknowledged, **CHANDELIER DEVELOPMENT, INC., A TENNESSEE CORPORATION,** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **WILLIAM H ANDREWS, II AND STACEY ANDREWS, Husband and Wife,** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in the 7th, formerly the 11th, Civil District of said County and State, being part of Lot No. 13 on the Plat of the Carter and King Lands, as of record in Book 57, Page 99, Register's Office for said County, being Lot No. 25 of Block "A" on the unrecorded subdivision of Tyne Meade, Section No. 2, described according to a survey made by Z. J. Wilkinson, Surveyor, as follows:

Beginning on the Easterly margin of Lynwood Boulevard, at the corner of Lots Nos. 25 and 26; thence with said Boulevard, Northwardly 75 feet to the beginning of a curve; thence around said curve, Northeastwardly 39.3 feet to the Southerly margin of Forsythe Place; thence with the margin of said Forsythe Place, Eastwardly 225 feet; thence at right angles, Southwardly 100 feet to

the corner of Lots Nos. 25 and 26; thence with the line between said lots, Westwardly 250 feet to the beginning.

Being the same property conveyed to Chandelier Development, Inc., a Tennessee Corporation, from Thomas Wayne Lyons and wife, Debra Ann Lyons by Quitclaim deed of record in Instrument No. 20170630-0065921 Register's Office for Davidson County, Tennessee, dated June 15, 2017 and recorded on June 30, 2017.

This is IMPROVED property being also known as 914 Lynnwood Boulevard Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantees, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantees that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 15th day of **June, 2017.**

CHANDELIER DEVELOPMENT, INC.

By: _____

JOEL LYONS, PRESIDENT

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, JOEL LYONS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he is PRESIDENT of CHANDELIER DEVELOPMENT, INC,, the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office this 15th day of **June, 2017.**

_____

NOTARY PUBLIC

My commission expires: 11-5-18

JACQUELINE G. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ **1,547,900.00** .

Danielle Imbarrato

AFFIANT

Sworn to and subscribed to before me this 20th day of **June, 2017**.

JONATHAN M. KINSLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

NOTARY PUBLIC

My commission expires: 2/4/2020