STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF August, 2017.

Notary Public
MY COMMISSION EXPIRES: 11-5-18
File No. G17-9143D

ALAN M. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November, 5, 2018

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Robert Hecht, An Unmarried Man, and Jeffrey Hecht, Married Man (NAME)	FirstBank (NAME)	62-2-A-87 CO
2734 River Bend Drive (STREET ADDRESS)	318 Seaboard Lane, Ste. 205 (STREET ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Franklin, TN 37067 (CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20170068498 DEEDWARR
Recvd: 08/08/17 12:53 3 pgs
Fees:18.00 Taxes:647.50
20170808-0081172

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Barbara E. Hobbs and Norman D. Hobbs Wife and Husband**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robert Hecht, An Unmarried Man, and Jeffrey Hecht, Married Man,** 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. 90A on the plan of RIVER TRACE ESTATES PHASE 1 SECTION 1, as shown by plat of record in Plat Book 6250, Page 996-997, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Barbara E. Hobbs and Norman D. Hobbs from Barbara E. Langdon, by Deed dated February 6, 2007, as Instrument No. 20070227-0024054, in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. This is a Planned Housing Development and is subject to Homeowner's dues and liens for assessment thereof.
2. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 6851, page 370 and Book 6982. Page 747 and in any allied instrument(s) referred to in said restrictions.
3. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 6250, page 996 – 997 and boundary Plat in Plat Book 6250, page 995, Register's Office for Davidson County, Tennessee.
4. Flowing Easement as recorded in Book 2022, page 83, Register's Office for Davidson County, Tennessee.
5. Easement to Metro Government for transmission laws as recorded in Book 3959, page 595, Register's Office for Davidson County, Tennessee.

6. Bylaws of record in Book 6851, page 390, Register's Office for Davidson County, Tennessee.
7. Slope Easement as recorded in Book 7296, page 484, Register's Office for Davidson County, Tennessee.
8. TVA Transmission Line Easement as recorded in Book 1163, page 341, Register's Office for Davidson County, Tennessee.

The 2016 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.
The signature of Barbara E. Hobbs is signed by her duly appointed Conservator, Therese Casler, pursuant to the order appointing permanent conservator as docket No. 17P854,in the Probate Court for Davidson County, TN.

This is improved property, known as 2734 River Bend Drive, Nashville, TN 37214.

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. Whenever 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 my/our hand(s) this 7th day of August, 2017.

BARBARA E. HOBBS

By: X _____, Conservator — August 07, 2017
Therese Casler, Conservator — Date

_____ — August 07, 2017
Norman D. Hobbs — Date

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Norman D. Hobbs, 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.

Witness my hand and official seal, this 7th day of August, 2017.

My Commission Expires:_____ _____
Notary Public

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Therese Casler, Conservator for Barbara E. Hobbs, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further acknowledged that he or she is the Conservator of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 7th day of August, 2017

My Commission Expires: 3/27/18 _____
Notary Public

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

PREPARED BY AND RETURN TO:
SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066

6. Bylaws of record in Book 6851, page 390, Register's Office for Davidson County, Tennessee.
7. Slope Easement as recorded in Book 7296, page 484, Register's Office for Davidson County, Tennessee.
8. TVA Transmission Line Easement as recorded in Book 1163, page 341, Register's Office for Davidson County, Tennessee.

The 2016 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.
The signature of Barbara E. Hobbs is signed by her duly appointed Conservator, Therese Casler, pursuant to the order appointing permanent conservator as docket No. 17P854,in the Probate Court for Davidson County, TN.

This is improved property, known as 2734 River Bend Drive, Nashville, TN 37214.

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. Whenever 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 my/our hand(s) this 7th day of August, 2017.

BARBARA E. HOBBS

By: _____ August 07, 2017
Therese Casler, Conservator Date

_____ August 07, 2017
Norman D. Hobbs Date

STATE OF ~~Tennessee~~ FLORIDA

JHL -

COUNTY OF ~~Davidson~~ OKALOOSA }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Norman D. Hobbs, 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.

Witness my hand and official seal, this 7th day of August, 2017.

My Commission Expires: 12/07/2017

Notary Public

J. KANDLER
Notary Public - State of Florida
My Comm. Expires Dec 7, 2017
Commission # FF 56412

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Therese Casler, Conservator for Barbara E. Hobbs, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further