WARRANTY DEED

CARMEN COATS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 9, 2018

MST 2017-1184

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $368,500.00

Kelley Ray
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF SEPTEMBER 2017

Carmen Coats
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:

James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN

Bill Garrett Davidson County
Batch# 249 DEEDWARR
09/11/2017 03:40:39 PM 2 pgs
Fees: $13.00 Taxes: $1,363.45
20170911-0093076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	
Trent Weiland and Laura Weiland	PROVIDENT FUNDING	
(NAME)	(NAME)	
1314 Greenfield Avenue	401 ROUTE 73 NORTH	072-03-0-331.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	MARLTON, NJ 08053	
(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, **David M. Molesworth, and Zamyra N. Broussard, NKA Zamyra N. Molesworth, husband and wife,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Trent Weiland and Laura Weiland,** HUSBAND AND WIFE 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. 6 on the Plan of a part of the Mora Sharpe Land of record in Plat Book 547, Page 114, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 6 fronts 70.0 feet on the Southwesterly side of Riverside Drive and runs back 200.0 feet to the center of an alley or right of way for water main and shows 50.0 feet on the real line.

Being the same property conveyed to David M. Molesworth, unmarried, and Zamyra N. Broussard, unmarried, as joint tenants with rights of survivorship by Warranty deed from Shelley Salter Courington and husband, Christopher Allen Courington of record in Instrument No. 20051209-0148143 Register's Office for Davidson County, Tennessee, dated December 02, 2005 and recorded on December 09, 2005. (Value of consideration shown in aforementioned deed $220,000.00.) Being also known as 1314 Greenfield Avenue Nashville, Tennessee 37216.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, Taxes for the year 2017, a lien not yet due and payable. Subject to all matters shown on the Plan of record in Plat Book 547, Page 114, Register's Office for Davidson County, Tennessee. Easement of record in Book 4283, Page 329, in the Register's Office for Davidson County, Tennessee.

This property, known as 1314 Greenfield Avenue, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my/our hand(s) this 5 DAY OF September, 2017.

David M. Molesworth

David M. Molesworth

Zamyra N. Molesworth

Zamyra N. Molesworth

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, David M. Molesworth and Zamyra N. Molesworth, with whom I am personally acquainted (or provided 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 the 5 day of September, 2017.

Notary Public

My Commission Expires: 5-27-2019

(SEAL) Amelia Swanson State of Tennessee Notary Public Williamson County