WARRANTY DEED

STATE OF TN
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $243,750.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF OCTOBER, 2017.

Notary Public

MY COMMISSION EXPIRES: 5-30-21
(AFFIX SEAL)

CHERIE FRANKLIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-30-2021

THIS INSTRUMENT WAS PREPARED BY
Laura Perry, Homeland Title, LLC, 1896 General George Patton Drive, Suite 200, Franklin, TN 37067

File No.: HTF17-080453

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Natalie Victoria Bujak	US Bank Home Mtg	
(NAME)	(NAME)	
113 Villa View Court	P.O. Box 20005	171-02-0A-007.00-CO
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Owensboro, KY 42304-0005	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Two Hundred Forty-Three Thousand Seven Hundred Fifty And No/100 Dollars ($243,750.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, EMILY GRACE SCHOTT AND SHELBY SCHOTT, WIFE AND HUSBAND, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NATALIE VICTORIA BUJAK, A SINGLE 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 Unit No. 7 on the Condominium Site Plan of Phase 1, Brentwood Villa, of record in Plat Book 6900, Pages 4 and 5, 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 Emily Grace Frankenburger, an unmarried woman by Warranty Deed from Twila B. Graham, an unmarried woman of record in Instrument No. 20121010-0092810 Register's Office for Davidson County, Tennessee, dated October 04, 2012 and recorded on October 10, 2012.

Emily Grace Frankenburger is now know as Emily Grace Schott.

Bill Garrett Davidson County
Batch# 8014 DEEDWARR
10/03/2017 04:59:30 PM 2 pgs
Fees: $13.00 Taxes: $901.88
20171003-0101472

Shelby Schott, spouse of Emily Grace Schott, joins in this conveyance to convey any marital interest to said property, if any.

unimproved ☐
This is improved ☒ property, known as 113 Villa View Court, Brentwood, TN 37027-3919
(House No.) (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.

THIS CONVEYANCE is made subject to all zoning ordinances, easements, and restrictions of record insofar as the same may lawfully affect the above-described property.

Witness Emily Grace Schott and Shelby Schott this 29th day of September, 2017.

Emily Grace Schott by Jon Perry, Attorney-in-Fact
Emily Grace Schott, by Jon Perry, Attorney In Fact

Shelby Schott, by Jon Perry, Attorney-in-Fact
Shelby Schott, by Jon Perry, Attorney In Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this the 2nd day of October, 2017, before me personally appeared Jon Perry to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Emily Grace Schott and Shelby Schott and who acknowledged he/she/they executed the same as the free act and deed of the said Emily Grace Schott and Shelby Schott.

Witness my hand and official seal, this the 2nd day of October, 2017.

Notary Public

My Commission Expires: 6/29/21

(SEAL)

WILLIAM S CORLEY
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature – Yvette Meldrum

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-30-21

CHERIE FRANKLIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-30-2021