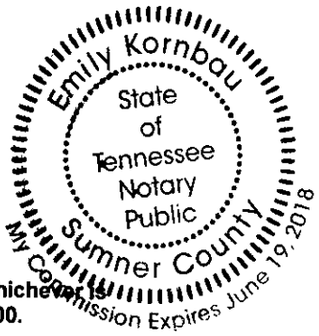


This instrument prepared by:
Brian Lavoy Payne, Attorney at Law, PLLC
3200 West End Avenue, Suite 500
Nashville, TN 37203
615.414.1368 fax 615.915.4964
brian@brianpaynelaw.com

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $318,000.00.

Affiant

Subscribed and sworn to before me, this 11 day of October, 2017.

Notary Public
My commission expires: ~~**11/04/18**~~ 6/19/18

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
STEPHEN JOEST 113 CARRIAGE COURT BRENTWOOD, TN 37027	New Owner	171-3B-172CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **THOMAS W. SMITH, II, COLLIN E. SMITH, AND SPENCER M. SMITH,** hereinafter referred to as Grantor, has bargained and sold, and does, hereby transfer and convey to **STEPHEN JOEST, UNMARRIED, AND HALEIGH POWER, UNMARRIED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,** hereinafter called the Grantee, her successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

*Michelle

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 32, ON THE PLAN OF TOWNHOMES OF FREDERICKSBURG, PHASE TWO, SECTION 5, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 9700, PAGE 578, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRTIPION.

BEING THE SAME PROPERTY CONVEYED TO THOMAS W. SMITH, II, COLLIN E. SMITH, AND SPENCER M. SMITH, TENANTS IN COMMON BY QUITCLAIM DEED FROM THOMAS S. SMITH, TRUSTEE, FOR THOMAS W. SMITH II, COLLIN E. SMITH, AND SPENCER M. SMITH DATED OCTOBER 10, 2017 OF RECORD IN INSTRUMENT NO. 20171010-0103781, REGISTER OF DEEDS, DAVIDSON COUNTY, TENNESSEE.

FURHTER BEING THE SAME PROPERTY CONVEYED TO THOMAS S. SMITH, TRUSTEE, FOR THOMAS W. SMITH II, COLLIN E. SMITH, AND SPENCER M. SMITH BY QUITCLAIM DEED FROM THOMAS SMITH CAPITAL, LP, SUCCESSOR IN INTEREST TO SMITH REALTY INTERESTS, LP DATED APRIL 1, 2009, OF RECORD IN INSTRUMENT NO. 20090602-0050491, REGISTER OF DEEDS, DAVIDSON COUNTY, TENNESSEE.

Bill Garrett Davidson County
Batch# 16178 **DEEDWARR**
10/20/2017 02:14:16 PM 2 pgs
Fees: $13.00 Taxes: $1,176.60

20171020-0107756

FURTHER BEING THE SAME PROPERTY CONVEYED TO SMITH REALTY INTERESTS, LP BY WARRANTY DEED FROM MICHAEL A. PANZARELLA, UNMARRIED, DATED JULY 18, 2002, OF RECORD IN INSTRUMENT NO. 20020722-0087500, DAVIDSON COUNTY REGISTER OF DEEDS.

This is improved property known as 113 CARRIAGE COURT, BRENTWOOD, TN 37027

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors and assigns, forever. Grantor covenants with Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind himself, his heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 11th day of OCTOBER, 2017.

THOMAS W. SMITH II

COLLIN E. SMITH

SPENCER M. SMITH

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, THOMAS W. SMITH II, COLLIN E. SMITH, AND SPENCER M. SMITH, 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.

Witness my hand in NASHVILLE, TENNESSEE, this 11th day of OCTOBER, 2017.

BRIAN PAYNE, Notary Public

My Commission expires: 11/04/18 (seal)

BRIAN PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY