Boy 36

WARRANTY DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $575,000.00.

Todd A. Bricker

Affiant

Subscribed and sworn to me on November 16, 2017.

June E. Rowell

NOTARY PUBLIC

My Commission Expires: 7-7-21

JUNE E. ROWELL NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON MY COMMISSION EXPIRES SEPTEMBER 7, 2021

Bill Garrett Davidson County
Batch# 27495 DEEDWARR
11/17/2017 03:04:02 PM 2 pgs
Fees: $13.00 Taxes: $2,127.50

20171117-0118495

THIS INSTRUMENT WAS PREPARED BY:
Todd A. Bricker
ORTALE KELLEY
330 Commerce Street, Suite 110
Nashville, TN 37201
Our File #31064

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Logan Young Crystal Young 5616 Kendall Drive Nashville, TN 37209	SAME AS NEW OWNERS	115-12-0-069.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Todd A. Bricker and wife, Jamie R. Bricker a/k/a Jamie L. Bricker, hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents does transfer and convey unto Logan Young and wife, Crystal Young, hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 56 on the Plan of West Meade Farms, Inc., Section "C" of record in Plat Book 1835, Page 44, 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 Todd A. Bricker and wife, Jamie R. Bricker by Warranty deed from Kevin McGinn, a married man of record in Instrument No. 20110923-0073810 Register's Office for Davidson County, Tennessee, dated September 22, 2011 and recorded on September 23, 2011.

The conveyance of the above-described parcel of land is subject to the following:

1. 2017 Davidson County taxes which have been paid by Grantor and prorated by the parties, and taxes or special assessments which are not shown as existing liens by the public record.
2. Subject to all matters shown on the Plan of record in Plat Book 1835, Page 44, Register's Office for Davidson County, Tennessee.
3. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 6411, Page 306, in the Register's Office for Davidson County, Tennessee.

This property is also known as improved property located at 6112 Bresslyn Road, Nashville, TN 37205.

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 GRANTORS does covenant with the said GRANTEES that they 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 GRANTORS does further covenant and bind themselves, their heirs and assigns, 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 16th day of November, 2017.

Todd A. Bricker

Todd A. Bricker

Jamie R. Bricker

Jamie R. Bricker

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On November 16, 2017, before me personally appeared Todd A. Bricker and wife, Jamie R. Bricker to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and official seal on November 16, 2017.

June E. Rowell

NOTARY PUBLIC

My Commission Expires: 7-7-21

JUNE E. ROWELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES SEPTEMBER 7, 2021