Bill Garrett Davidson County
Batch# 67985 DEEDWARR
03/13/2018 08:49:30 AM 3 pgs
Fees: $18.00 Taxes: $1,343.10
20180313-0023387

STATE OF TENNESSEE
COUNTY OF ~~WILSON~~ Williamson
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $363,000.00
Kayla Bush
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE THIS THE 12th day of March, 2018.
NOTARY PUBLIC
My commission expires: 2/25/19

THIS INSTRUMENT PREPARED BY
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

NAME & ADDRESS OF PROPERTY OWNER	SEND TAX BILLS TO	MAP & PARCEL NUMBERS
Kayla N. Bush and Kyle Mayhall, and Aaron W. Mayhall and Jennifer Marie Mayhell	Franklin Synergy Bank	095110039.00
(NAME)	(NAME)	
2415 Cloverdale Road	722 Columbia Ave.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Franklin, TN 37064	

Warranty Deed

For and in Consideration of the sum of $363,000.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **Tennessee Executive Properties LLC. a Utah limited liability company,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Kayla N. Bush, unmarried Kyle Mayhall, unmarried and Aaron W. Mayhall and wife, Jennifer Marie Mayhell, joint tenants with right of survivorship**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Being Lot No 2 of the Re-subdivision of Lot No. 504 Merry Oaks Section Three of recoding Book 3106 Page 68 which revised plat of record in Book 2330 Page 47 Register's Office for Davidson County, Tennessee to which plan
reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Tennessee Executive Properties LLC. a Utah limited liability company by deed from Peggy D. Mathes Administrator of Estate of William C. Marker of record in Instrument No. 201604050032286 and corrected in Instrument NO. 201606160061140 and NO.20161006-0105767 and dated April 4. 2016.

This property is __unimproved _X_improved property known as: 2415 Cloverdale Road, Nashville, TN 37214.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 12th day of March, 2018.

Tennessee Executive Properties, LLC

BY: _____
Matthew Wilson, Member

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned Notary Public, personally appeared Matthew Wilson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged such person to be Member of Tennessee Executive Properties, LLC, the within named bargainor, a limited liability company, and that such Member executed the foregoing instrument for the purposes therein contained, by personally signing the name of Tennessee Executive Properties, LLC as Member.

Witness my hand and official seal, this the 12th day of March, 2018.

_____
Notary Public
My Commission Expires: 4/17/19

TAMMY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

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

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Notary Signature

My Commission Expires: 2/25/19

MARY CROSS NANCE
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY