WARRANTY DEED

JASON R. JONES
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $320,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20 DAY OF MARCH, 2018.

Notary Public

MY COMMISSION EXPIRES: 12/1/2020
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Franklin , 9175 Carothers Parkway, Ste. 105, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Steven Ames and Allyson Ames	First Community Mortgage, Inc.	173 09 0A 579.00
(NAME)	(NAME) 750 Old Hickory Blvd, Building One, Suite 286	
2312 Alteras Dr.		
(ADDRESS)	(ADDRESS) Brentwood, TN 37027	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Three Hundred Twenty Thousand And No/100 Dollars ($320,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Michelle Wright Convertino, Successor Trustee for the Ferriman Revocable Living Trust dated April 21, 2009**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Steven Ames and Allyson Ames, 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. 553 as shown on the plan of Section One, Phase Eight, Lenox Village, of record in Instrument Number 20060824-0104608, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate legal description.

Being the same property conveyed to Brian Ferriman, unmarried by Warranty Deed from Gina R. Bethel and husband, Monte Bethel, dated November 18, 2015 and recorded November 24, 2015, in Instrument No. 20151124-0118990, in said Register's Office for Davidson County, Tennessee. Further, being the same property conveyed to Brian Ferriman, Trustee of the Ferriman Revocable Living Trust, dated April 21, 2009 by Warranty Deed from Brian Ferriman, dated June 30, 2016 and recorded July 05, 2016, in Instrument No. 20160705-0068744, in said Register's Office.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

File Number: FRN-181958SSO

Bill Garrett Davidson County
Batch# 71584 **DEEDWARR**
03/21/2018 11:19:29 AM 2 pgs
Fees: $13.00 Taxes: $1,184.00

20180321-0026600

unimproved ☐
This is improved ☒ property, known as 2312 Alteras Dr., Nashville, TN 37211

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, has 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 our hands this 20th day of March, 2018.

Ferriman Revocable Living Trust dated April 21, 2009

BY: _____ Successor Trustee
Michelle Wright Convertino
Successor Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared Michelle Wright Convertino with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who upon her oath acknowledged herself to be the Successor Trustee of the Ferriman Revocable Living Trust dated April 21, 2009,the within named bargainor, and that she as such Successor Trustee being authorized so to do, execute the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th of March, 2018.

_____
Notary Public

My Commission Expires: 3-25-18

(SEAL)

LAURIE M. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

File Number: FRN-181958SSO