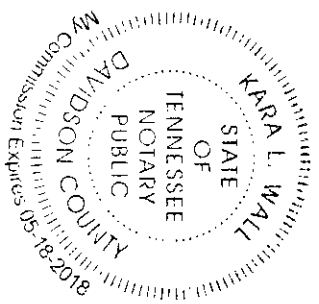
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $372,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th day of April, 2018.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 5107 Maryland Way, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kadir Tolga Tem	new owner	155-10-OA-079.00
(NAME)	(NAME)	
132 Sequoyah Lane		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Bill Garrett Davidson County
Batch# 86683 **DEEDWARR**
05/01/2018 08:47:10 AM 2 pgs
Fees: $13.00 Taxes: $1,376.40

20180501-0040773

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Thomas S. McCollum and Denise McCollum, husband and wife,** , hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Kadir Tolga Tem and Nazan Tem, husband and wife,**, hereinafter called the GRANTEE(S), 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 all of Lot No. 26, on the Plan of Final Plat, McCrory Trace Estates, of record in Plat Book 6900, Pages 720 through 723, (erroneously referenced as "McCrory Tract Estates" in Vesting deed Instrument No. 20140210-0011238), Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.
*corrected in Book 7825, Page 429

Being the same property conveyed to Thomas S. McCollum, unmarried by Quitclaim Deed from Pamela Suzan Chambers (formerly known as Pamela S. McCollum), unmarried, dated 02/04/2014, recorded 02/10/2014, of record in Instrument No. 20140210-0011238, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:

Taxes for 2018 and subsequent years, a lien not yet due and payable.
All matters shown on the plat of record in Plat Book 6900, Pages 720 through 723, in the Register's Office for Davidson County, Tennessee.
Covenants, conditions, easements and restrictions of record in Book 7241, Page 597, in the Register's Office for Davidson County, Tennessee.
Charter and Articles of Incorporation of McCrory Trace Homeowner's Association, Inc., of record in Book 7576, Page 821, in the Register's Office for Davidson County, Tennessee.
Amendment and Restatement of the Declaration of Covenants, Conditions and Restrictions of McCrory Trace Estates of record in Book 7576, Page 846, in the Register's Office for Davidson

County, Tennessee.
By-Laws of McCrory Trace Estates Homeowner's Association, Inc., of record in Book 7576, Page 831, in the Register's Office for Davidson County, Tennessee.
Warranty Deed of record in Book 7820, Page 342 and of re-record in Book 8013, Page 698, in the Register's Office for Davidson County, Tennessee.
Easement contained in Quitclaim Deed of record in Instrument No. 20140210-0011238, in the Register's Office for Davidson County, Tennessee.
Easement for the flow of Stonemeade Stream, as much as thereon may flow, from time to time.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 132 Sequoyah Lane, Nashville, TN 37221
(House Number) (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 GRANTEE(S), assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 26th day of April, 2018.

Thomas S. McCollum

Denise McCollum

State of Tennessee
County of Williamson

Personally appeared before me Thomas S. McCollum and Denise McCollum, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 26th day of April, 2018.

Notary Public
My Commission Expires: 8/15/21

RETURN TO:
Stewart Title Company Tennessee Division
5107 Maryland Way
Brentwood, TN 37027

Donald R. Barrett Jr. Notary Public State of Tennessee Williamson County