Bill Garrett Davidson County
Batch# 93179 DEEDWARR
05/16/2018 03:05:15 PM 2 pgs
Fees: $13.00 Taxes: $1,842.60
20180516-0046905

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $498,000.00.

Angie Hoogenkeide
Affiant

REBECCA SHUKIS NOTARY PUBLIC TENNESSEE My Comm Exp. 12/15/2021 DAVIDSON COUNTY

Subscribed and sworn to before me, this 11th day of May, 2018.

Notary Public
My commission expires: 12/15/21

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
STEPHEN DANIEL SNEAD 542 BRENTVIEW HILLS DRIVE NASHVILLE, TN 37220	New Owner	160-04-0 131.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, 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 Grantors, have bargained and sold, and do hereby transfer and convey to **STEPHEN DANIEL SNEAD AND MARY KATHERINE BLACK SNEAD, husband and wife,** hereinafter called the Grantees, their successors 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. 20, ON THE PLAN OF SECTION 5, BRENTVIEW HILLS, OF RECORD IN BOOK 3842, PAGE 260, AS AMENDED IN BOOK 4785, PAGE 391, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO THOMAS W. SMITH II, COLLIN E. SMITH, AND SPENCER M. SMITH, BY QUITCLAIM DEED FROM ASTON CAPITAL, LP, DATED JUNE 12, 2014, OF RECORD IN INSTRUMENT NO. 20150615-0056555, DAVIDSON COUNTY REGISTER OF DEEDS.

FURTHER BEING THE SAME PROPERTY CONVEYED TO ASTON CAPITAL, LP BY DEED FROM JASON R. HILL AND WIFE, SOFIA M. HILL, DATED OCTOBER 31, 2013, RECORDED NOVEMBER 1, 2013, OF RECORD IN INSTRUMENT NO. 20131101-00113788, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property known as 542 Brentview Hills Drive, Nashville, TN 37220

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind themselves, their heirs, successors, assigns and representatives, to warrant and forever

defend the title to said land to 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 hand this 11th day of May, 2018.

THOMAS W. SMITH II

COLLIN E. SMITH

SPENCER M. SMITH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, THOMAS W. SMITH II 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 MAY, 2018.

BRIAN PAYNE, Notary Public

BRIAN PAYNE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, COLLIN E. SMITH, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand in NASHVILLE, TENNESSEE, this 8th day of MAY, 2018.

BRIAN PAYNE, Notary Public

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