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Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

Bill Garrett Davidson County
Batch# 100987 DEEDWARR
06/06/2018 10:36:11 AM 2 pgs
Fees: $13.00 Taxes: $851.00

20180606-0054200

D. SHAYNE ADAIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $230,000.00.

Affiant

Subscribed and sworn to before me this 30th day of May, 2018.

Notary Public
My Commission Expires: 6/24/2018

18-0175

Address of New Owner:	Send Tax Bills to:	Tax Information:
Amy Bulger	Churchill Mortgage Corporation	
7415 Lords Chapel Drive	761 Old Hickory Blvd., Suite 400	172-12-0D-051.00-CO
Nashville, TN 37211	Brentwood, TN 37027	

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Elizabeth Barnard, a single woman and Bruce Barnard and Amy J. Watkins Barnard, husband and wife,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Amy Bulger, a single woman and Matthew Bulger a single man, Tenants in Common with Right of Survivorship

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 491 on the Plan of Final Plat, Section 2, The Town Center Homes at Lenox Village of record in Plat at Instrument No. 20050322-0031182, 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 Elizabeth Barnard, a single woman and Bruce Barnard and Amy J. Watkins Barnard, husband and wife by Warranty deed from James W. Rohling, a single man of record in Instrument No. 20160415-0036633 Register's Office for Davidson County, Tennessee, dated April 07, 2016 and recorded on April 15, 2016 and Scrivener's Affidavit recorded on April 26, 2016 in Instrument No. 20160426-0040289.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **7415 Lords Chapel Drive, 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, 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 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 30th day of May, 2018.

Elizabeth Barnard

Bruce Barnard

Amy J. Watkins, Barnard

STATE OF ~~NEW YORK~~ Vermont
COUNTY OF Bennington

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Elizabeth Barnard, Bruce Barnard and Amy J. Watkins, Barnard,** the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 30th day of May, 2018.

Melissa Russell
Notary Public
Bennington County
My Commission Expires: 2/10/19

MELISSA S RUSSELL
Notary Public
State of Vermont
My Commission Expires Feb 10, 2019