THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Ste 203A** **Nashville, TN 37215** **CRT File No. 180716956** Bill Garrett Davidson County Batch# 126363 DEEDWARR 08/08/2018 11:36:31 AM 2 pgs Fees: $13.00 Taxes: $1,035.63 20180808-0077995	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $279,900.00. Affiant Subscribed and sworn to before me, this 7th day of August, 2018. Notary Public My Commission Expires: 8.4.20 DANIEL HEARD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires AUG. 4, 2020

WARRANTY DEED

Address New Owner: Charles Walther 9001 Lacebark Drive Brentwood TN 37027	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 181-11-0B-127.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Charles F. Olivier, III and Felicia Olivier, husband and wife** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Charles Walther and Korine Walther, husband and wife**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 127 on the Plat of Concord Place 2, Phase 3, Carter Property, of record in Instrument Number 20080808-0082075, in the Register's Office of Davidson County, Tennessee (erroneously referenced "Williamson County" in the Deed of record in Instrument Number 20110627-0049013), to which plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Charles F. Olivier III, and Felicia Olivier, husband and wife by Warranty Deed from Matthew L. Broussard and Kristen P. Broussard, husband and wife, recorded on the 2nd day of March, 2015 in Instrument No. 20150302-0017979, in the Register's Office of Davidson County, Tennessee.

The execution of this instrument is affected by the signature of Brandon Hannah as Attorney-in-fact for Charles F. Olivier, III and Felicia Olivier which Power of Attorneys are recorded in Instrument No. 20180808-0077994 and Instrument No. 20180808-0077993 Register's office for Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2018 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of CONCORD PLACE 2, PHASE 3, CARTER PROPERTY, as recorded in Instrument No. 20080808-0082075.

Covenants, Conditions and Restrictions as set forth in Deed recorded in Instrument Nos. 20050528-0048903 and 20090731-0071986.

Easement for Sanitary Sewers and/or Storm Drainage, Water Mains, Pumps and Appurtenances, recorded in Instrument No. 20071023-0125249.

Inspection and Maintenance Agreement for Private Stormwater Facilities as set forth in instrument recorded in Instrument No. 20070509-0055790.

This is improved property located at 9001 Lacebark Drive Brentwood TN 37027

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 7th day of August, 2018.

Charles F. Olivier, III — Felicia Olivier

Charles F. Olivier, III
BY: Brandon Hannah, Attorney-in-fact

Felicia Olivier
BY: Brandon Hannah, Attorney-in-fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brandon Hannah , 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, and who further acknowledged that he is the Attorney-in-Fact for Charles F. Olivier, III and that he is authorized by Charles F. Olivier, III to execute this instrument on their behalf.

Witness my hand, at office, this 7th day of August, 2018.

Nathan L. Powers
Notary Public
My Commission Expires: 01/17/21

NATHAN L. POWERS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brandon Hannah , 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, and who further acknowledged that he is the Attorney-in-Fact for Felicia Olivier and that he is authorized by Felicia Olivier to execute this instrument on their behalf.

Witness my hand, at office, this 7th day of August, 2018.

Nathan L. Powers
Notary Public
My Commission Expires: 01/17/21

NATHAN L. POWERS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON