THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 247281 **DEEDWARR**
06/24/2019 09:48:27 AM 2 pgs
Fees: $13.00 Taxes: $1,498.50

20190624-0060624

R. L. MOORE
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

PREPARED BY: RETURN TO:

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **405,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF June, 2019

Notary Public

MY COMMISSION EXPIRES: March 3, 2020

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Heather Hannahan Holland	First Bank	MAP
133 Jefferson Square	318 Seaboard Ln. # 205	PARCEL 131-05-0-A-133.00-CO
Nashville, TN 37215	Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Bradley Dale Springer and Karen Lorraine Springer, Trustees under the Restatement of The Springer Family Trust dated April 14, 2014**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Heather Hannahan Holland and John Richard Holland, wife and husband**

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 Unit No. 133 of Section One, Jefferson Square Townhouses Condominium Apartments, a horizontal property regime established by Master Deed of Jefferson Square (Section One), of record in Book 4732, Page 332, as amended in Book 5826, page 693, Book 8550, Page 3, Instrument Number 20051027-0130020 and Instrument Number 20100503-0033416, and further depicted on the Plan of Section One Jefferson Square Townhouses, of record in Plat Book 4675, Page 12, Register's Office for Davidson County, Tennessee, all to which reference is hereby made for a more complete description of the property.

Being the same property conveyed to Robert K. George and wife, Bettye C. George by Warranty deed from Robin L. Rice, Sr. and wife, Halina Onishko of record in Instrument No. 20120731-0067238 Register's Office for Davidson County, Tennessee, dated July 27, 2012 and recorded on July 31, 2012.

Being the same property conveyed to Bradley Springer and wife, Karen Springer by Warranty deed from Robert K. George and wife, Bettye C. George of record in Instrument No. 20170918-0095222 Register's Office for Davidson County, Tennessee, dated September 15, 2017 and recorded on September 18, 2017.

Being the same property conveyed to Bradley Dale Springer and Karen Lorraine Springer, Trustees under the Springer Family Trust by Quitclaim deed from Bradley Springer and wife, Karen Springer of record in Instrument No. 20171206-0124295 Register's Office for Davidson County, Tennessee, dated November 30, 2017 and recorded on December 06, 2017.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **133 Jefferson Square, Nashville, TN 37215.**

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 hand(s) this the 14th day of June, 2019.

Restatement of The Springer Family Trust Agreement

Bradley Dale Springer, Trustee

Bradley Dale Springer, Trustee

Bradley Dale Springer, Individually

Karen Lorraine Springer, Trustee

Karen Lorraine Springer, Trustee

Karen Lorraine Springer, Individually

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Bradley Dale Springer and Karen Lorraine Springer** with whom I am personally acquainted and who upon his oath acknowledged themselves to be the **Trustees** of the **Restatement of The Springer Family Trust Agreement** the within named bargainors, and Trust, and that they as such Trustees being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Bradley Dale Springer and Karen Lorraine Springer** as such **Trustees**.

Witness my hand and seal this the 14th day of June, 2019.

My Commission expires March 3, 2020

Notary Public

R. L. MOORE
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Bradley Dale Springer** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 14th day of June, 2019.

My Commission expires March 3 2020

Notary Public

R. L. MOORE
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Karen Lorraine Springer** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 14th day of June, 2019.

My Commission expires March 3, 2020

Notary Public