RETURN TO: FOUNDERS TITLE AND ESCROW, LLC, 1912 21ST AVE SOUTH, NASHVILLE, TN 37212 **BOX 19-A**

WARRANTY DEED

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Davidson County DEEDWARR
Recvd: 08/25/06 15:42 2 pgs
Fees:13.00 Taxes:758.50

20060825-0105513

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $205,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 7TH DAY OF JULY, 2006.

Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

PRISCILLA C. URBANEK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Founders Title and Escrow, LLC, 1912 21st Avenue South, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Andrew G. Steffens, unmarried	Loancity, A California Corp.	
(NAME)	(NAME)	
814 Park Terrace	5671 Santa Teresa Blvd Ste 100	Map 118.10
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	San Jose CA 95123	Parcel 030.00
(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, **ROBERT HENRY JORDAN, II, AND WIFE ELIZABETH L. JORDAN**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **ANDREW G. STEFFENS, UNMARRIED**, 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 the south part of Lots No. 46 and 47, Section 2, Block D, on the Plan of Battlefield Estates, of record in Book 974, page 59, Register's Office for said County, described by an Acquisition Plat made by Brighton Engineering Company on May 25, 1966, as follows: Beginning at a point in the north margin of Park Terrace, said point being the southeast corner of Lot 46; thence North 12 deg. East 102.4 feet to a point in the southwest margin of I-65; thence with the margin of I-65, North 61 Deg. 19' West 54.5 feet to a point; thence leaving aid right-of-way South 16 deg. 15' West 120 feet to a point in the north margin of Park Terrace; thence with the margin of said Park Terrace, South 80 deg. 05' East 60 feet to the point of beginning.

Being the same property conveyed to Robert Henry Jordan, II from John D. Glass, married, by Warranty Deed dated August 22, 2003, recorded September 11, 2003, of record in Instrument No. 200309110133817, Register's Office for Davidson County, Tennessee. Re-Recording of Current Warranty Deed in Instrument No. 200401260009600, to correct Grantee's Name, said Register's Office. Scrivener's Affidavit of Record in Instrument No. 200403040024420, said Register's Office.

This conveyance is subject to (a) 2006 property taxes which have been prorated and assumed by the Grantee; (b) all restrictions of record; (c) all easements of record; (d) all visible easements; (e) all matters appearing on the plan(s) of record; and (f) all matters referenced in the master deed and by-laws; and (g) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 814 Park Terrace, Nashville, TN 37204

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 7th day of July, 2006.

Robert Henry Jordan, II

Elizabeth L. Jordan

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 Robert Henry Jordan, II, and wife Elizabeth L. Jordan, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee on this 7th day of July, 2006.

Commission expires: 9-16-09

JAI KEHEW
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public