File No. 70254

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/17/07 15:13 2 pgs
Fees:13.00 Taxes:536.13
20070517-0059307

STEVEN G. WATERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Exp July 19 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $144,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF MAY, 2007.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY:
Hallmark Title Company
100 Bluegrass Commons Boulevard, Suite 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jessica Klotz	Quicken Loans, Inc.	018 12 0 039.00
(NAME)	(NAME)	
303 Fannin Drive	PO Box 553154	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Detroit, MI 48255	
(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, Jason Scott Starling and wife, Sabra Lane Starling, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jessica Klotz, 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:

Being Lot No. 20 on the plan of Mansker Heights, as of record in Book 2900, page 10, Register's Office for Davidson County, Tennessee.

Said Lot No. 20 fronts 150 feet on the westerly side of Fannin Drive and extends back 268.8 feet on the northerly line and 269.3 feet on the southerly line, to a dead line in the rear on which it measures 150 feet.

Being the same property conveyed to Jason Scott Starling and wife, Sabra Lane Starling by deed from Marty D. Meadows and wife Melissa M. Meadows, dated January 31, 2000 and recorded in Instrument No. 200002070012684 Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 2925, page 111, said Register's Office.

The legal description contained herein is the same as in the previous deed of record.

unimproved ☐

This is improved ☒ property, known as 303 Fannin Drive, Goodlettsville, TN 37072

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 16th day of May, 2007.

Jason Scott Starling

Sabra Lane Starling

File No. 70254
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 Jason Scott Starling and wife, Sabra Lane Starling, the bargainor(s), 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 and official seal this 16th day of May, 2007.

Commission expires:



Notary Public