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Davidson County DEEDWARR
Recvd: 06/03/08 08:00 2 pgs
Fees:13.00 Taxes:1184.00

20080603-0056165

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$320,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **30TH DAY OF MAY, 2008.**

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

J. DYKE TATUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN My Commission Expires May 23, 2009

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd., Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey A. Johnston	**Capital Mortgage Finance Corp.**	**141-15-D-190CO**
(NAME) **813 Onslow Way**	(NAME) **6310 Stevens Forest Road**	
(ADDRESS) **Nashville, TN 37221**	(ADDRESS) **Columbia, MD 21046**	
(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, **Matthew John Rush, and wife Lacy Anne Rush, husband and wife,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jeffrey A. Johnston, and Melanie D. Wood, joint tenants with rights of survivorship,** 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 Lot No. 190 on the Plan of Phase III-D, "Sheffield" on the Harpeth, of record in Plat Book 7900, pages 710-712, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Matthew John Rush and wife Lacy Ann Rush, by Deed form Michael C. Koester and wife, Sarah Koester, of record in Instrument No. 20060623 -0075397, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **813 Onslow Way, Nashville, TN 37221**
(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 **30th day of May, 2008**.

Matthew John Rush

Lacy Anne Rush

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **Matthew John Rush, and wife Lacy Anne Rush, husband and wife** with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the persons who executed the foregoing instrument for the purpose t herein contained, and that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this **30th day of May, 2008**.

Commission expires: May 23, 2009

L. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

L. Dyke Tatum Notary Public