WARRANTY DEED	STATE OF TENNESSEE COUNTY OF **Davidson** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$216,500.00**. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS **5/11/2010** Notary Public MY COMMISSION EXPIRES: 3/21/2011 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20100029774 DEEDWARR
Recvd: 05/18/10 10:00 2 pgs
Fees:13.00 Taxes:801.05
20100518-0038173

Shella McCord
STATE OF TENNESSEE NOTARY PUBLIC
Sumner County, TN

WARRANTY DEED

This Instrument Prepared By:
Four Star Title, LLC
541 North Mt. Juliet Road, Suite 2201A , Mt. Juliet, TN 37122
File #**10-0059**

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jon C. Stockard	**PrimeLending, A PlainsCapital Company**	**61-7-254.00**
(NAME) **1005 Calvert Street**	(NAME) **18111 Preston Road**	
(ADDRESS) **Nashville,TN 37216**	(ADDRESS) **Dallas, TX 75252**	
(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, **JBT, Inc.,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jon C. Stockard, married,** 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 47, I.C. MCMAHAN'S SUBDIVISION OF MAPLEWOOD, LANDS, as shown on plat of record in Plat Book 547, Page 78, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Cash Deed for Tennessee from Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C. to JBT, Inc. as recorded on the 2nd day of February, 2010 in Instrument No. 20100202-0008389; Substitute Trustee's Deed from J. Phillip Jones, Substitute Trustee to U.S. Bank, N.A. as recorded on the 2nd day of July, 2009 in Instrument No. 20090702-0061725 and Warranty Deed from Irene G. Slate, unmarried to Randall O. Lawson and wife, Wanda G. Lawson as recorded on the 14th day of October, 1996 in Book 10225, Page 46, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ☐
This is improved ☒ property, known as **1005 Calvert Street, Nashville, TN 37216**
(House Number) (Street) (City, State) (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.

IN WITNESS WHEREOF, this instrument has been executed on this the **11th** day of **May, 2010**.

JBT, Inc.

Tyler Hiatt

By: Tyler Hiatt, Secretary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary in and for said County and State, personally appeared the within named Tyler Hiatt, whom I am personally acquainted and who upon his/her/their oath acknowledged himself/herself/themselves to be the Secretary of JBT, Inc., and that he/she/they being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing on behalf of JBT, Inc.

WITNESS my hand and official seal at Nashville, Tennessee, this 11th day of May, 2010.

NOTARY

Sheila McCord
STATE OF TENNESSEE NOTARY PUBLIC
Sumner County, TN

MY COMMISSION EXPIRES: 3/21/2011