RETURN TO

Greenvue Title & Escrow, LLC
2207 Crestmoor Road, Suite 101
Nashville, Tennessee 37215

File No. 0803100001

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100062856 DEEDWARR
Recvd: 10/05/10 10:17 2 pgs
Fees:13.00 Taxes:765.90
20101005-0079484

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $207,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF OCTOBER, 2010.

Notary Public

MY COMMISSION EXPIRES: 11-21-10

(AFFIX SEAL)

JENNY AVERHOFF
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

THIS INSTRUMENT WAS PREPARED BY
Greenvue Title & Escrow
2207 Crestmoor Rd., Ste 101
Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Keenan Humphrey	Quicken Loans, Inc.	174110A10700
(NAME) 1304 Blairfield Drive	(NAME) 20555 Victor Parkway	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Livonia, MI 48152	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **WE, Zachary D. Gastineau and wife, Sherry Gastineau**, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto **Keenan Humphrey and Shirelle Humphrey, Husband and wife**, hereinafter called the grantee(s), 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. 203 on the plan of Cane Ridge Farms, Section One, Phase Three , of record in Instrument Number 200008250083988 and Instrument Number 200105060059239, said Register's Office , to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Zachary D. Gastineau and wife, Sherry Gastineau by deed from Signature Homes, Inc. dated May 30, 2003 of record in Instrument Number 20030707-0093034, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 1304 Blairfield Drive, Antioch, TN 37013
(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 GRANTEE(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 my/our hands this 1st day of October, 2010.

Zachary D. Gastineau

Sherry Gastineau

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 Zachary D. Gastineau and Sherry Gastineau the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 1st day of October, 2010.

Commission expires: 11-21-10

Notary Public

JENNY AVERHOFF
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

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