WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110073463 DEEDWARR
Recvd: 11/21/11 09:35 2 pgs
Fees:13.00 Taxes:466.20
20111121-0090824

CONNIE J BUCHANAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Wilson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $126,000.00.

Affiant

Subscribed and sworn to before me this 26 day of October, 2011.

Notary Public
My Commission expires: 6/15/14
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Cameron Cassell	Churchill Mortgage Corp.	06408001100
4825 Cascade Drive	761 Old Hickory Blvd., Ste. 400	
Old Hickory, TN 37138	Brentwood, TN 37027	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Capital Homes, L.P.**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Cameron Cassell and Christina F. Cassell, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 333 on the Plan of Sherwood Forest, Section 4, as of record in Book 4450, page 182 & 183, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Capital Homes, L.P., from Valerie J. Hentz, by deed on July 11, 2011, of record in Instrument Number 20110722-0056217, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2011 and subsequent years, plus any penalties and interest which may accrue.
- Subject to all matters as shown on the Plan of record in Plat Book 4460, page 182 and 1836, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 4704, page 448, Register's Office for Davidson County, Tennessee.

This is improved property known as: **4825 Cascade Drive, Old Hickory, TN 37138**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 October 26, 2011.

Capital Homes, LP
BY: LATIPAC, LLC, General Partner

BY: _____
Brandon Rumbley, Managing Member

STATE OF TENNESSEE

COUNTY OF Davidson

On this 26th day of October, 20 11, before me, appeared **Brandon Rumbley,** to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the **Managing Member** of **LATIPAC, LLC, LLC,** and that the seal affixed to said instrument is the limited liability corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said limited liability corporation (or association) by authority of its Members (or Trustees) and said **Brandon Rumbley** acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

_____ My Commission Expires: 7/6/15

NOTARY PUBLIC

