BILL GARRETT, Davidson County
Trans:T20120026988 DEEDWARR
Recvd: 04/13/12 10:16 2 pgs
Fees:13.00 Taxes:369.63
20120413-0031636

Return to:
Foundation Title & Escrow, LLC
30 Burton Hills Blvd, Suite 175
Nashville, TN 37215

State of Tennessee
County of Rutherford

The actual consideration or value, whichever is greater, for this transfer is **$99,900.00**.

Affiant

Subscribed and sworn to before me, this the 9th day of April, 2012.

Notary Public

My commission expires: 5-4-15

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC JANIS L. ADAMS WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Atwood & Moore
Attorneys at Law 144 Uptown Square , Murfreesboro, TN 37129

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Michael Morris	Mortgage Investors Group	**133-11-0-115.00**
292 Cathy Jo Drive	8320 E. Wilkerson Springs Lane	
Nashville, TN 37211	Suite 200 Knoxville, TN 37923	

FOR AND IN 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 ACKNOWLEDGE, I,

Sara Duke

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

Michael Morris, an unmarried man

HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING all of Lot No. 134, VALLEY VIEW MEADOWS, SECTION 2, according to survey and plat of same appearing of record in Book 3600, page 60, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details as to location and description of said lot.

BEING the same property conveyed to Sara Duke by deed of record in Book 8338, page 827, of the Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to the restrictive covenants of record in Book 3770, page 214; to the shared driveway agreement in Book 8338, page 830, and, to any and all other matters as shown on plat of record in Book 3600, page 60, of the Register's Office of Davidson County, Tennessee.

This is improved (X) Unimproved (____) property, known as **292 Cathy Jo Drive, Nashville, TN 37211**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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 my/our hand(s) this **9th** day of **April, 2012.**

Sara Duke by Judith Whitworth Violette, Attorney-In-Fact

Sara Duke, by Judith Whitworth Violette, Attorney-In-Fact

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, JUDITH WHITWORTH VIOLETTE, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that she is the Attorney-In-Fact of the maker, or a constituent of the maker, and is authorized by the maker or by their constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker, SARA DUKE (a/k/a Sara Wilson Duke), by virtue of an instrument of record in Instrument Number 20070611006970 7, of the Register's Office of Davidson County, Tennessee.

Witness my hand, at office, this **9th** day of **April, 2012.**

Lori T. Womble
Notary Public

My Commission Expires: 8-15-15

