BILL GARRETT, Davidson County
Trans:T20120070513 DEEDWARR
Recvd: 09/19/12 09:27 2 pgs
Fees:13.00 Taxes:255.30
20120919-0084982

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,000.00

Ashley Salisbury
Affiant

Subscribed and sworn to before me, this 14th DAY OF September, 2012.

Connie J Buchanan
Notary Public

MY COMMISSION EXPIRES: 6/15/14
(AFFIX SEAL)

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

WARRANTY DEED

G-VRES-12-414

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan A. Wright	Primary Residential Mtg Inc. (NAME)	#200
414 Elgin Street	4750 W. Wiley Post Way (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Salt Lake City, UT 84116 (CITY) (STATE) (ZIP)	133-1-301.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we TOM LATHROP AND GLENA LATHROP, HUSBAND AND WIFE , hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JONATHAN A. WRIGHT, A SINGLE PERSON , hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 115, SUNRISE HEIGHTS, SECTION II, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 421, PAGE 2, 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 TO TOM LATHROP AND WIFE, GLENA LATHROP BY WARRANTY DEED FROM GARLAND N. WILLIAMS AND WIFE, PATSY A. WILLIAMS, RECORDED ON THE 19TH DAY OF AUGUST, 1996 IN DEED BOOK 10160, PAGE 798, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR THE YEAR 2012 AND SUBSEQUENT; ALL MATTERS SET FORTH IN THE PLAN OF RECORD IN PLAT BOOK 421, PAGE 1 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 414 Elgin Street, Nashville, Tennessee 37211
(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 hand(s) this 14th day of September, 2012.

Tom Lathrop by John Gleaves, Attorney
In Fact

Glena Lathrop by John Gleaves, Attorney
In Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 14th day of September, 2012, before me personally appeared John Gleaves to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Tom Lathrop and Glena Lathrop and who acknowledged he executed the same as the free act and deed of the said Tom Lathrop and Glena Lathrop.

Witness my hand and official seal, this the 14th day of September, 2012.

Notary Public

RACHEL WILSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 02-15-2016

My Commission Expires:

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903

Return To:

FOUNDATION
TITLE AND ESCROW, LLC
2672 ~~1725~~ N. Mt. Juliet Rd., ~~Ste. C~~
Mt. Juliet, TN 37122