WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $195,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF December, 2012.

Notary Public

MY COMMISSION EXPIRES (AFFIX SEAL)

Notary Public, State of Texas
My Commission Expires
JUNE 22, 2015

R-CP-12-1413

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Sheri Nicole Darnell (NAME)	BancorpSouth Mortgage (NAME)	
1413 Woodfield Dr (ADDRESS)	2778 West Jackson St, Bldg C 2nd Floor (ADDRESS)	172-12-0B-022.00
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Tupelo, MS 38801 (CITY) (STATE) (ZIP)	

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 **JENNIFER JO DARTT AND JULIE LYNN SCHOR,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **SHERI NICOLE DARNELL, AN UNMARRIED 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 NO. 334 ON THE PLAN OF SECTION THREE BRADFORD HILLS OF RECORD IN PLAT BOOK 7900, PAGE 239, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO RICHARD A. SCHOR, AN UNMARRIED MAN BY DEED FROM DONALD K. HENDERSON AND WIFE, LESLEY A. HENDERSON OF RECORD IN BOOK 11534, PAGE 109, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED JUNE 16, 1999 AND RECORDED ON JUNE 18, 1999. SAID RICHARD A. SCHOR HAVING SINCE DIED INTESTATE ON JULY 12, 2011 LEAVING JENNIFER JO DARTT AND JULIE LYNN SCHOR AS HEIRS AT LAW, EVIDENCED BY AFFIDAVIT OF HEIRSHIP RECORDED AT INSTRUMENT NO. 20110823-0065274, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED AUGUST 18, 2011 AND RECORDED AUGUST 23, 2011 AND FURTHER EVIDENCED BY AFFIDAVIT OF HEIRSHIP OF RECORDED SIMULTANEOUSLY HEREWITH AT INSTRUMENT NO. 20121221-0117912, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. SAID PROPERTY IS NOT AND HAS NEVER BEEN THE PRIMARY MARITAL RESIDENCE OF THE WITHIN NAME GRANTORS.

THIS CONVEYANCE IS SUBJECT TO A) 2012 PROPERTY TAXES AND SUBSEQUENT YEARS; B) INSTRUMENTS OF RECORD IN PLAT BOOK 7900, PAGE 239; PLAT BOOK 7900, PAGE 6; BOOK 8069, PAGE 170, AS MADE APPLICABLE IN BOOK 8267, PAGE 616; BOOK 8071, PAGE 531; BOOK 8071, PAGE 520; BOOK 8154, PAGE 304 AND BOOK 9779, PAGE 672; BOOK 8377, PAGE 769 AND BOOK 8377, PAGE 808, SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

BILL GARRETT, Davidson County
Trans:T20120097832 DEEDWARR
Recvd: 12/21/12 13:02 4 pgs
Fees:23.00 Taxes:721.50

20121221-0117913

This is
( ) unimproved
(X) improved
property known as 1413 Woodfield Dr. 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 18th day of December, 2012.

Jennifer Jo Dartt

STATE OF Texas

COUNTY OF Travis

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jennifer Jo Dartt, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th day of December, 2012.

Notary Public

My Commission Expires: June 22 2015

(SEAL)

CRAIG M. BARNES
Notary Public, State of Texas
My Commission Expires
JUNE 22, 2015

Witness my/our hand(s) this 18th day of December, 2012.

Julie Lynn Schor

STATE OF _____

COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Julie Lynn Schor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th day of December, 2012.

Notary Public

My Commission Expires:

(SEAL)

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212

* See attached California all-purpose Acknowledgment

CALIFORNIA JURAT WITH AFFIANT STATEMENT

GOVERNMENT CODE § 8202

☒ See Attached Document (Notary to cross out lines 1–6 below)
☐ See Statement Below (Lines 1–6 to be completed only by document signer[s], *not* Notary)

1 _____
2 _____
3 _____
4 _____
5 _____
6 _____

Signature of Document Signer No. 1 _____ Signature of Document Signer No. 2 (if any)

State of California

County of San Diego

Subscribed and sworn to (or affirmed) before me on this 19th day of December, 2012.
Date Month Year

by

(1) Julie Lynn Schor,
Name of Signer

proved to me on the basis of satisfactory evidence to be the person who appeared before me (.) (,)

(and

(2) _____,
Name of Signer

proved to me on the basis of satisfactory evidence to be the person who appeared before me.)

JULIE MURRAY
Commission # 1979545
Notary Public - California
San Diego County
My Comm. Expires May 25, 2016

Signature _____
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Further Description of Any Attached Document

Title or Type of Document: Warranty Deed

Document Date: Signed December 19th 2012 Number of Pages: 2 total

Signer(s) Other Than Named Above: _____

RIGHT THUMBPRINT OF SIGNER #1	RIGHT THUMBPRINT OF SIGNER #2
Top of thumb here	Top of thumb here

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