BILL GARRETT, Davidson County
Trans:T20130042192 DEEDWARRSP
Recvd: 05/21/13 09:47 4 pgs
Fees:23.00 Taxes:345.95
20130521-0051030

This instrument prepared by:
Fidelity Residential Solutions
7500 N. Dallas Parkway, Suite 100
One Legacy Circle
Plano, TX 75024
703955 2012-17157
Kyle Danz

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	
Lucas King	FirstBank	
120 Becker Avenue	6131 Shallowford Rd, Ste 1	
Old Hickory, TN 37138	Chattanooga, TN 37421	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, National Residential Nominee Services Inc. a Corporation organized and exisiting under the laws of the State of Delaware, with an office and principal place of business at 7500 N. Dallas Parkway, Suite 100, One Legacy Circle, Plano, TX 75024, have this day bargained and sold, and do hereby transfer and convey unto the said LUCAS KING, AN UNMARRIED PERSON

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached "Exhibit A".

STATE OF MS
COUNTY OF DESOTO The actual consideration or value whichever is greater, for this transfer is $ 93,500.00

Affiant

Subscribed and sworn to before me this the 15 day of MAY, 2013.

Notary Public

My commission expires:
Oct 23, 2015 (Affix Seal)

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 71739 JASON LASHLEE Commission Expires Oct. 23, 2015 DESOTO COUNTY

This is unimproved ( ), known as 120 Becker Avenue, Old Hickory, TN 37138
improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons claiming by, through or under the grantor.

Whenever 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 hand this 15 day of April, 2013, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

National Residential Nominee Services Inc.

By:

Printed Name: SHERI FOWLER

Its: Vice President

(Corporate Seal)

NATIONAL RESIDENTIAL NOMINEE SERVICES INC. CORPORATE SEAL DELAWARE

STATE OF
COUNTY OF

Before me, KAYLA R SMILEY, a Notary Public of the State and County aforesaid, personally appeared SHERI FOWLER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged HER self to be VICE PRESIDENT of the National Residential Nominee Services Inc., a corporation, the within named bargainor, a corporation, and that SHE as such VP being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by HER self as VICE PRESIDENT.

Witness my hand and official seal, at office in PLANO, TX, this 15 day of APRIL, 2013.

KAYLA R SMILEY
Notary Public
My Commission Expires: 12/13/15

(This area for official notarial seal)

NOTARY PUBLIC STATE OF TEXAS
KAYLA R SMILEY
My Commission Expires
December 13, 2015

LEGAL DESCRIPTION

EXHIBIT "A"

A tract of land in the Eleventh Councilmanic District of Davidson County, City of Lakewood, Tennessee and being Lot 21 as shown on the file plat entitled "Revision to Lots 21 & 22, Subdivision No. 3 of Life & Casualty Insurance Co. Property" of record in Instrument Number 20061101-0135838, Register's Office for Davidson County, Tennessee.

For information purposes only:

Map/Parcel ID Number: 053.11-0-234.00

BEING the same property conveyed to National Residential Nominee Services Inc. by Warranty Deed from Mollie B. Watkins, a single woman, dated February 20, 2013, recorded March 25, 2013, as Document No. 20130325-0029038, Register's Office of Davidson County, Tennessee.