WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $203,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 29th day of May, 2013 Notary Public MY COMMISSION EXPIRES: 6/15/14 (AFFIX SEAL)
Return to: **Foundation Title and Escrow, LLC.** **2672 N. Mt. Juliet Rd.** **Mt. Juliet, TN 37122**	

CONNIE BUCHANAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Heidi Wiitanen	Mortgage Investors Group	072 07 0 281.00
(NAME) 1427 McGavock Pike	(NAME) 8320 East Walker Springs Lane Suite 200	
(ADDRESS) Nashville, TN 37216	(ADDRESS) Knoxville, TN, 37923	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 acknowledged, I/WE, **Andrew Jones and wife, Michele Jones**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Heidi Wiitanen, and Marcus Trammell, wife and husband,**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot 6 J.A. Demontbreun Resubdivision of Lots 75-81 of R.M. Dudley's unrecorded plan of Subdivision of 30 acre tract, as shown on plat of record in Plat Book 974, page 68, 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 Andrew Jones and Michele Jones by Warranty Deed from William Jasper and Matthew Jasper dated September 2, 2011 of record in Instrument No. 20110902-0068164, Register's Office.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 1427 McGavock Pike, Nashville, TN 37216

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, their heirs and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, has 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 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.

BILL GARRETT, Davidson County
Trans:T20130047606 DEEDWARR
Recvd: 06/07/13 09:22 2 pgs
Fees:13.00 Taxes:751.10
20130607-0057930

Witness our hands this **29th** day of **May, 2013**

Andrew Jones

Michele Jones

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, **Andrew Jones and Michele Jones**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **29th** day of **May, 2013**

Notary Public

My commission expires: 6/15/14

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