Return To: 130728
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Warranty Deed

BILL GARRETT, Davidson County
Trans:T20130075661 DEEDWARR
Recvd: 09/03/13 10:02 2 pgs
Fees:13.00 Taxes:505.79
20130903-0092226

STATE OF TENNESSEE
COUNTY OF Wilson

The actual consideration or value, whichever is greater, for this transfer is $136,700.00.

Affiant

Subscribed and sworn to before me, this the 22nd day of August, 2013.

Notary Public

My commission expires: 3-7-16

TONYA THOMAS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON MY COMMISSION EXPIRES

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Ben Stansbury	Community Trust Bank	
910 Chickasaw Avenue	1800 Hudson Lane St 2A	71-12-0-155
Nashville, TN 37207	Monroe, LA 71201	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **GARY GOETZMAN, MARRIED***, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BENJAMIN J. STANSBURY**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

*The property has never been the residence of seller or spouse of seller.

Land in Davidson County, Tennessee, being Lot No. 55 on the Plan of Victory Heights Subdivision, of record in Plat Book 1130, Page 97, 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 Gary Goetzman by Warranty Deed from The Bank of New York Mellon F/K/A The Bank of New York as Successor Trustee for JPMorgan Chase Bank, N.A., as Trustee for the Benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4, of record in Instrument No. 20130426-0041890, Register's Office for Davidson County, Tennessee, dated April 10, 2013 and recorded on April 26, 2013.

Being the same property conveyed to The Bank of New York Mellon F/K/A The Bank of New York as Successor Trustee for JPMorgan Chase Bank, N.A., as Trustee for the Benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4, by Successor Trustee's Deed from Weissman Nowack Curry & Wilson, PC, Successor Trustee by Jonathan F. Young of record in Instrument No. 20130301-0020606, Register's Office for Davidson County, Tennessee, dated February 27, 2013 and recorded on March 1, 2013.

Being the same property conveyed to Sheila M. Cunningham by Deed from Gary L. Hughes and wife, Linda G. Hughes of record in Book 9631, Page 914, Register's Office for Davidson County, Tennessee, dated March 24,1995 and recorded on March 30,1995.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 910 Chickasaw Avenue, Nashville, TN 37207.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 22nd day of August, 2013.

X _____
Gary Goetzman

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

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

Witness my hand and seal this ~~22nd~~ 24th day of August, 2013.

_____
Notary Public

My Commission Expires: 05/06/2014

JOSUE GUARDADO
Commission # 1888339
Notary Public - California
Los Angeles County
My Comm. Expires May 6, 2014