BILL GARRETT, Davidson County
Trans:T20130104466 DEEDWARR
Recvd: 12/16/13 09:38 2 pgs
Fees:13.00 Taxes:599.40

20131216-0126638

KELLY DORSEY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is $162,000.00 (One Hundred Sixty Two Thousand).

AFFIANT

Subscribed to and sworn before me this 12th day of December, 2013.

NOTARY PUBLIC MY COMMISSION EXPIRES: 5.20.17 (NOTARY SEAL)

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
American Residential Leasing Company, LLC 7047 East Greenway Parkway, Ste 350 Scottsdale, AZ 85254	American Residential Leasing Company, LLC 7047 East Greenway Parkway, Ste 350 Scottsdale, AZ 85254	173110A02500CO

WARRANTY DEED

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, **BARRY J. HUNTER and CHRISTY VERBLE HUNTER, husband and wife,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **AMERICAN RESIDENTIAL LEASING COMPANY, LLC,** HEREINAFTER CALLED THE **GRANTEE(S),** 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 No. 39, on the Plan of Section One, Stanford Village, of record in Instrument No. 20000204-0012060 and Instrument No. 20000204-0012061. Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Barry J. Hunter, unmarried, by deed from Cynthia A. Sutton, unmarried, of record in Instrument Number 20120803-0069020, Register's Office for Davidson County, Tennessee.

Christy Verble Hunter, spouse of Barry J. Hunter, joins in this conveyance to relinquish any and all rights, especially marital rights, which she may have in said property, by virtue of the marriage.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(X) IMPROVED ( ) UNIMPROVED	Property known as: **2116 BLAKE DRIVE** **ANTIOCH,TN37013**

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. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to allgenders.

LTSR Number:

GTE File: 2013103328

WITNESS, this 12th day of December, 2013

Barry J. Hunter

Christy Verble Hunter

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 12th day of December, 2013, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Barry J. Hunter** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 12th day of December, 2013.

Notary Public

Commission Expires:

JEFFREY M. GRISSIM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires OCT. 18, 2016

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 12th day of December, 2013, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Christy Verble Hunter** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 12th day of December, 2013.

Notary Public

Commission Expires: 3-21-17

TINA R. SELF STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.