BILL GARRETT, Davidson County
Trans:T20130106421 DEEDWARR
Recvd: 12/23/13 10:54 2 pgs
Fees:13.00 Taxes:345.95

20131223-0129180

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

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

Affiant

AMY TIDWELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Subscribed and sworn to before me, this 13th day of December, 2013.

Notary Public
My commission expires: 10/19/16

02-1311-48803

Address of New Owner:	Send Tax Bills to:	Tax Information
Robert A. Lambert	Mortgage Investors Group	148-16-0-003.00
4730 Lori Drive	8320 E. Walker Springs Lane	
Antioch TN 37013	Knoxville, TN 37923	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Gary K. Hollis and Joyce Hollis, Individually, Joyce Hollis as Executrix of the Estate of Doris Jean Midgett, Deceased, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Robert A. Lambert and Erica Lambert, hereinafter called the Grantees, their successors 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. 50, on the Plan of Lori Heights, of record in Plat Book 3106, Page 123, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Gary K. Hollis and wife, Joyce Hollis by deed from Joyce Hollis, executrix of the estate of Doris Jean Midgett, deceased dated October 31, 2013 recorded November 1, 2013 of record in Instrument No. 20131101-0113851, said Register's Office.

Being the same property conveyed to Henry I. Jones, Jr. and wife, Doris Jean Jones by deed from Randall U. Sweeney and wife, Louise J. Sweeney dated December 10, 1966, recorded December 13, 1966 of record in Book 4085, Page 678, said Register's Office.

Final Decree of Divorce was filed in the Third Circuit Court of Davidson County, Tennessee, Docket No. 75057 and filed of record in Book 4878, Page 465, said Register's Office. Said Decree divested subject property out of Henry Iverson Jones, Jr. and vested property in Doris Jean Jones and restored her name to Doris Jean Midgett. Doris Jean Jones a/k/a Doris Jean Midgett died testate on August 23, 2013.

Joyce Hollis, in her capacity as Executrix of the Estate of Doris Jean Midgett, joins in the execution of this instrument for the purpose of conveying the interest of said Estate, if any, in the subject property, and relinquishing any right to recover the subject property in the subject property in the event of a subsequent insolvency of the Estate.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4730 Lori Drive, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind

ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 13th day of December, 2013.

Gary K. Hollis

Joyce Hollis

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Gary K. Hollis and Joyce Hollis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 13th day of December, 2013.

State of Tennessee at Large

My Commission expires 1/19/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Joyce Hollis, Execr.
Joyce Hollis

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Joyce Hollis, Executor of the Estate of Doris Jean Midgett, deceased, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand in Brentwood, TN, this 13th day of December, 2013.

State of Tennessee at Large

My Commission expires 1/19/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON