13-08333

Davidson County DEEDWARRSP
Recvd: 02/18/14 15:38 4 pgs
Fees:23.00 Taxes:222.00
20140218-0013968

This instrument prepared by:

Jennifer Pennell, Attorney
US Title
109 Daventry Lane
Louisville, KY 40223
502-893-4371
BPR: 019152

SPECIAL WARRANTY DEED

****

SENT TAX BILLS TO: New Owner
Starlene R. Jenkins

3207 Roleeson Lane
Nashville Tn 37207

****

PROPERTY ADDRESS:

3207 Roleeson Ln, Nashville, TN 37207

****

MAP PARCEL NUMBERS:
050 15 00 86 00

****

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, **Reverse Mortgage Solutions, Inc., 5222 Cypress Creek Parkway, Suite 100, Houston, TX 77069**(Grantor), has this day bargained and sold, and does hereby transfer and convey unto Starlene R. Jenkins ("Grantee"), its successors and assigns, certain real estate in **Davidson** County, Tennessee, described in Exhibit "A", which is attached hereto and incorporated herein by reference (the "Property").

This is improved property located on, 3207 Roleeson Ln, Nashville, TN 37207.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever.

The Grantor(s) further covenant lawful seizin of the estate hereby conveyed, with full right and power to convey the same, and that said estate is free of all encumbrances, except easements and restrictions of record, zoning laws, affecting said property, if any, and except State, County, City and School taxes assessed and payable in the year 2013, which taxes shall be prorated between the parties hereto as of the date hereof, and all subsequent taxes which Grantee(s) do hereby assume and agree to pay.

In Witness Whereof, Grantor has caused this Special Warranty Deed to be executed by its duly authorized Texas on this the 7 day of February, 2014

Grantor: **Reverse Mortgage Solutions, Inc.**

By: _____

Name: Randall Reynolds, ~~Assistant Vice President~~

Title: REO Management Solutions, LLC

STATE OF TEXAS

COUNTY OF HOUSTON

Before me, a Notary Public in and for said County and State aforesaid, personally appeared, Randall Reynolds with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be AVP of **Reverse Mortgage Solutions, Inc.**, and that _____, as such _____, executed the foregoing instrument by signing the name of the company by himself/herself as _____.

Witness my hand and seal at Office in Texas, Febuary, this 7 day of 2014.

BRITTANY AGUILERA
Notary Public, State of Texas
My Commission Expires
June 06, 2017

_____
Notary Public

My Commission Expires: 6-6-17

****

STATE OF TEXAS

COUNTY OF HOUSTON

VALUATION AFFIDAVIT

The actual consideration or value whichever is greater, for this transfer is $60,000.00.

Randall Reynolds, Assistant Vice President
REO Management Solutions, LLC

_____
Reverse Mortgage Solutions, Inc.-Affiant

Subscribed and sworn to before me this the 7 day of Febuary, 2014

_____
Notary Public

My Commission Expires: 6-6-17

BRITTANY AGUILERA
Notary Public, State of Texas
My Commission Expires
June 06, 2017

EXHIBIT "A"

Being Lot No. 568, in the Plan of Parkwood Estates, Section Three, of record in Plat Book 3300, Page 31, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Bettie Ann Matthews by Deed dated May 12, 2011 and of record as Instrument No. 20110517-0037839 and by Deed dated July 20, 2011 and of record as Instrument No. 20110729-0058130, both of record in the Office of the Davidson County Register of Deeds.

Further being the same property conveyed to Reverse Mortgage Solutions, Inc. by Trustee's Deed dated June 12, 2013 and of record as Instrument No. 20130612-0060006 in the Office of the Davidson County Register of Deeds.

Tax Parcel ID: 050 15 0 086.00

RETURN RECORDED DOCS TO:
US Title
109 Daventry Lane
Louisville, KY 40223

True Copy Certification

I, Charles A. Sullivant, Jr., do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Mark B. Leedom, a notary public for this county and state, Charles A. Sullivant, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/11/17
Notary' Seal (if on paper)

