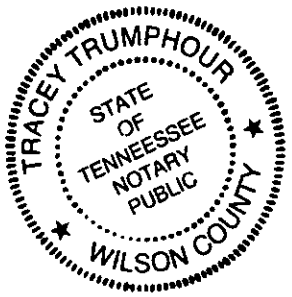
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of March, 2014.

Notary Public

MY COMMISSION EXPIRES: 8.14.17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Stephen Czaplicki	Mortgage Investors Group	098050A03000CO
(NAME)	(NAME)	
6165 Hampton Hall Way	8320 E Walker Springs Ln, Ste 200	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Knoxville, TN 37923	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20140021177 DEEDWARR
Recvd: 03/31/14 09:58 2 pgs
Fees:13.00 Taxes:684.50

20140331-0026092

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Cynthia L. Wood and Michael Hickman, wife and husband**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Stephen Czaplicki, an unmarried man**, hereinafter called the GRANTEE(S), their heirs and/or 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. 143, on the plan of Section One, Hampton Hall, as shown by plat of record in Plan Book 9700, Page 290-291 and Boundary Plat of record in Book 9700, Page 216, of the Register's Office of Davidson County, Tennessee to which reference is hereby made for a more complete description.

Being the same property conveyed to Cynthia L. Wood, an unmarried person by Warranty Deed from Thomas H. Carter and wife, Pamela Carter, dated May 28, 2010 and filed in Instrument Number 20100603-0043079, Register's Office of Davidson County, Tennessee.

All matters as set forth on the plat of record in Plat Book 9700, Page 216; Book 9700, page 290 and Book 9700, page 291, Register's Office for said County.
Restrictive Covenants of record in Book 10278, Page 257; Book 10301, page 184; Book 10444, page 460 and Book 10640, page 947, Register's Office for said County.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 6165 Hampton Hall Way, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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/or 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/or 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 28th day of March, 2014.

Cynthia L. Wood
Cynthia L. Wood

Michael Hickman

State of Tennessee
County of Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cynthia L. Wood and Michael Hickman, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 28th day of March, 2014.

Notary Public
My Commission Expires: 8-14-17

MARILYN C. NEWMAN
NOTARY PUBLIC
STATE OF TENNESSEE
WILSON COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122