Davidson County DEEDWARR
Recvd: 04/08/14 14:03 3 pgs
Fees:18.00 Taxes:477.30
20140408-0029370

WARRANTY DEED

ET-14-3198

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $129,000.00

Affiant

Subscribed and sworn to before me, this 7th DAY OF April, 2014.

Notary Public

MY COMMISSION EXPIRES: 6-19-16
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Casey V. Heinrich	Summit Funding, Inc.	
3016 Jenry Drive	(NAME) 2601 Fair Oaks Blvd.	85-15-4.00
(ADDRESS) Nashville, TN 37214	(ADDRESS) Sacramento, CA 95864	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we RUBY SHELTON SCHMENK AS SUCCESSOR TRUSTEE OF THE DOROTHY S. DRUMRIGHT, AS TRUSTEE FOR THE DOROTHY S. DRUMRIGHT REVOCABLE LIVING TRUST, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CASEY V. HEINRICH AND AJA HEINRICH, WIFE AND HUSBAND, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 12 on the Plan of Stanford Country Club Estates, Section I, as of record in Book 2900, Page 50, Register's Office for said County.

Beginning at a point in the Westerly margin of Jenry Drive, at the corner of Lots Nos. 12 and 13; thence with the line between said lots, Westerly 156 feet to a point at the corner of Lot No. 11; thence with the line between Lots Nos. 11 and 12, Northerly 110.87 feet to a point in the Southerly margin of Walcott Drive; thence with the margin of the same, around a slight curve, Easterly 198.06 feet to the beginning of a curve; thence around said curve, Southwesterly 40.22 feet to a point in the Westerly margin of Jenry Drive; thence with the margin of the same, Southerly 114.96 feet to the point of beginning.

Being the same property conveyed by Limited Warranty Deed from Dorothy S. Drumright to Dorothy S. Drumright, as Trustee for The Dorothy S. Drumright Revocable Living Trust as recorded on the 20th day of February, 2008 in Instrument No. 20080220-0016338 and Warranty Deed from Brentwood Homes, Inc. to John Griffin Drumright and wife, Dorothy S. Drumright as recorded on the 20th day of May, 1960 in Deed Book 3071, Page 565, in the Register's Office of Davidson County, Tennessee.

The said John Griffin Drumright and Dorothy S. Drumright having since passed.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 3016 Jenry Drive, Nashville, Tennessee 37214
(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 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. 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/our hand(s) this 7th day of April, 2014.

Dorothy S. Drumright, as Trustee for the Dorothy S. Drumright Revocable Living Trust

BY: Ruby Shelton Schmenk, Successor Trustee
Ruby Shelton Schmenk as Successor Trustee

STATE OF Tennessee

COUNTY OF ~~Davidson~~ Wilson

On this the 7th day of April, 2014, before me personally appeared Ruby Shelton Schmenk, as Successor Trustee of the Dorothy S. Drumright, as Trustee for the Dorothy S. Drumright Revocable Living Trust, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 7th day of April, 2014.

Beverly J. Heatherly
Notary Public

My Commission Expires: 10-05-15

(SEAL)

BEVERLY J. HEATHERLY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520

Record & Return To:
Watauga Title of Rutherford Co., LLC
230 Glenis Dr., Suite 304
Murfreesboro, TN 37129

Electronic Document Certification

I, **Lisa D. Turner**, 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.

Lisa D. Turner

SWORN to and subscribed before me,
this the 7th day of April, 2014.

NOTARY PUBLIC

My commission expires: 9/21/16

STACIE A. THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned authority, a notary public in and for said county and state, the within named **Lisa D. Turner**, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this the 7th day of April, 2014.

NOTARY PUBLIC

My commission expires: 9/21/16

STACIE A. THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY