BILL GARRETT, Davidson County
Trans: T20140046058 DEEDWARR
Recvd: 06/27/14 15:52 2 pgs
Fees: 13.00 Taxes: 329.30
20140627-0056723

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $89,000.00

Affiant

Subscribed and sworn to before me, this 20rd day of June, 2014.

Notary Public
My commission expires: 3/24/17

CAROL T BAKER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Keene Morgan Urquhart	Gateway Mortgage Group, LLC	162090B05800CO
5600 Country Drive, Apt., 307	6910 E. 14th Street	
Nashville, TN 37211	Tulsa, OK 74112	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Loida Garland, unmarried,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Keene Morgan Urquhart and Latrice Urquhart, husband and wife,** 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Described property located in Davison County, Tennessee, to-wit:

Cottage Number 307 on the Revised Site Plan, Phase 3, Hickory Valley Condominiums, of record in Book 5200, Page 131, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to Loida Garland, unmarried, by Warranty Deed from William E. Conn, married, recorded on October 31, 2013 in Instrument Number 20131031-0113000, Register's Office for Davidson County, Tennessee and Being the same property conveyed to William E. Conn by Special Warranty Deed from Fannie Mae A/K/A Federal National Mortgage Association dated May 29, 2013 and recorded on June 4, 2013 in Instrument Number 20130604-0056112, said Register's Office for said County.

This conveyance is made subject to the following:
(1) Subject to Master Deed of record in Book 4918, Page 125, Book 1918, Page 116 and as amended in Book 4958, Page 346, Register's Office for said County; (2) Subject to all matters appearing of record in Plat Map Book 5200, Page 131, Register's Office for said County.

This property is improved property known as **5600 Country Drive, Apt., 307, Nashville, TN 37211**

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this the 20th day of June, 2014.

Loida Garland

STATE OF ~~TENNESSEE~~ DM Washington
COUNTY OF ~~WILLIAMSON~~ DM Snohomish

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Loida Garland** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at this the 20th day of June, 2014.

Notary Public

My Commission expires: 11-8-2017

FILE NO: 2014063139

DIANE M. HART NOTARY PUBLIC STATE OF WASHINGTON COMMISSION EXPIRES 11-08-17