Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
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BILL GARRETT, Davidson County
Trans:T20140051959 DEEDWARR
Recvd: 07/18/14 11:24 2 pgs
Fees:13.00 Taxes:1368.63
20140718-0063941

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

The actual consideration or value, whichever is greater, for this transfer is $369,900.00

Affiant

Subscribed and sworn to before me, this 10th day of July 2014.

Notary Public
My commission expires: 10/18/16.

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Carmella Hodges 1232 Banbury Row Brentwood TN 37027	Everett Financial, Inc. dba Supreme Lending 14801 Quorum Drive Suite 300 Dallas, TX 75254	172-090A-179.00

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 Honore Kamssu and wife Aurore J. Kamssu hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Carmella Hodges an unmarried person 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: Rochelle

Being Lot No. 175 on the Plan of Banbury Crossing, Section 5-A, of record at Instrument No. 20020830-0105357, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Honore Kamssu and Aurore J. Kamssu by Warranty Deed from The Jones Company of Tennessee, LLC of record in Instrument No. 20030303-0027427, and dated February 28, 2003, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2014 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 10369 page 48, and amended in Book 10962, Page 516, Book 10970, Page 943, Book 11218 ,Page 180, Instrument 20010523-0053234 and in any allied instruments(s) referred to in said restrictions. 3) All matters appearing on plan of Banbury Crossing of record in Instrument 20020830-0105337, Register's Office for Davidson County, Tennessee 4) Bylaws for Banbury Crossing Homeowners Association of record in Instrument No. 20020610-0070239 5) Charter of Banbury Crossing Homeowner's Associaiton of record in Book 11187 Page 575

This property is improved property known as 1232 Banbury Row, Brentwood, Tennessee 37027

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 10th day of July, 2014.

Honore Kamssu

Aurore J. Kamssu

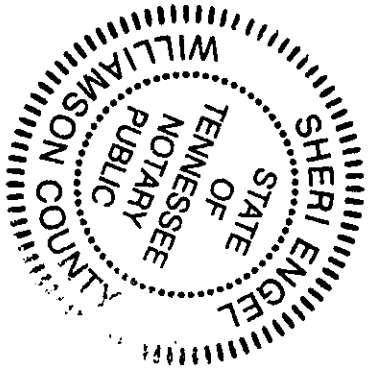
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Honore Kamssu and Aurore J. Kamssu, 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 Brentwood, Tennessee, this 10th day of July, 2014.

Notary Public

My Commission expires: January 11, 2016



FILE NO: 08281