WARRANTY DEED

Return To:
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122
#14-0359

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $343,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF AUGUST, 2014.

Notary Public

MY COMMISSION EXPIRES: 5/28/15
(AFFIX SEAL)

Sheila McCord
STATE OF TENNESSEE NOTARY PUBLIC
Summer County, TN

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melinda Raymond	Movement Mortgage, LLC	
(NAME)	(NAME)	
5011 Churchill Drive	841 Seahawk Circle	147-9-4
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Virginia Beach, VA 23452	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **JOSEPH SHANE IVEY AND WIFE, NATALIE KING IVEY**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MELINDA RAYMOND AND KENT RAYMOND, WIFE AND HUSBAND,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BILL GARRETT, Davidson County
Trans:T20140060214 DEEDWARR
Recvd: 08/15/14 11:40 3 pgs
Fees:18.00 Taxes:1269.47
20140815-0074008

See Attached Exhibit "A"

This conveyance is subject to (a) 2014 real property taxes; (b) all matters appearing on the plan of record in Plat Book 2331, page 99, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 5011 Churchill Drive, Nashville, TN 37211
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 our hands this 14 day of August, 2014.

Joseph Shane Ivey

Natalie King Ivey

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joseph Shane Ivey and Natalie King Ivey, the bargainors, 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 Nashville, Tennessee this 14 day of August, 2014.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

Notary Public

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 40 on the Plan of Crievewood, as of record in Book 2331, Page 99, Registers office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed by Quitclaim Deed from Joseph Marlin Ivey, Jr., and wife, Malinda Kay Bray Ivey to Joseph Shane Ivey and wife, Natalie King Ivey, eight point five percent (8.5%) interest as recorded on the 7th day of January, 2008 in Instrument No. 20080107-0001930; Quitclaim Deed from Joseph Marlin Ivey, Jr., and wife, Malinda Kay Bray Ivey to Joseph Shane Ivey and wife, Natalie King Ivey, twelve point two five percent (12.25%) interest as recorded on the 26th day of February, 2008 in Instrument No. 20080226-0018542; Quitclaim Deed from Joseph Marlin Ivey, Jr., and wife, Malinda Kay Bray Ivey to Joseph Shane Ivey and wife, Natalie King Ivey, twelve point two five percent (12.25%) interest as recorded on the 7th day of May, 2009 in Instrument No. 20090507-0042216; Quitclaim Deed from Joseph Marlin Ivey, Jr., and wife, Malinda Kay Bray Ivey to Joseph Shane Ivey and wife, Natalie King Ivey, twelve point two five percent (12.25%) interest as recorded on the 10th day of June, 2010 in Instrument No. 20100610-0045282; Quitclaim Deed from Joseph Marlin Ivey, Jr., and wife, Malinda Kay Bray Ivey to Joseph Shane Ivey and wife, Natalie King Ivey, a 30.98% interest as recorded on the 21st day of July, 2011 in Instrument No. 20110721-0055797; Quitclaim Deed from Joseph Marlin Ivey, Jr., and wife, Malinda Kay Bray Ivey to Joseph Shane Ivey and wife, Natalie King Ivey as recorded on the 20th day of April, 2012 in Instrument No. 20120420-0034039; Quitclaim Deed from Bosse Road Partnership, Ltd., a Tennessee Limited Partnership to Joseph Marlin Ivey, Jr. and wife, Malinda Kay Bray Ivey as recorded on the 4th day of December, 2007 in Instrument No. 20071204-0140511; Quitclaim Deed from Madison Street Partnership, Ltd., a Texas Limited Partnership to Bosse Road Partnership, Ltd., a Texas Limited Partnership as recorded on the 31st day of May, 2006 in Instrument No. 20060531-0063658 and Warranty Deed from Sean P. Dooley and wife, Susan E. Dooley to Madison Street Partnership Ltd as recorded on the 26th day of October, 2005 in Instrument No. 20051026-0129261, in the Register's Office of Davidson County, Tennessee.