RETURN TO
Memorial Title, LLC
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129
File # 01451-2236

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 560,000.00

Sasha Knowles
Affiant

Subscribed and sworn to before me, this 2nd day of September, 2014.

Carol M Holmes
Notary Public

My commission expires: 5/23/16

Carol M Holmes
State Of Tennessee Notary Public
County of Rutherford

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

Davidson County DEEDWARR
Recvd: 09/04/14 12:30 3 pgs
Fees:18.00 Taxes:2072.00
20140904-0080978

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
MICHELLE CORLEY **ANTHONY CORLEY**	**F&M BANK**	**11810020300**
3491 GENERAL HOOD TRL	**P.O. BOX 451**	
NASHVILLE, TN 37204	**CLARKSVILL, TN 37041**	

FOR AND IN 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 ACKNOWLEDGE, WE,

DONALD NICKEY II AND MARSHA K. NICKEY, HUSBAND AND WIFE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

MICHELLE CORLEY and ANTHONY CORLEY, 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:

Being Lot No. 52A on the 2 Lot Final Plat Resubdivided Lot 52 Marengo Park of record in Instrument No. 20040128-0010580, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING THE SAME PROPERTY CONVEYED TO DONALD NICKEY, II BY QUITCLAIM DEED FROM DANIEL C. BURTON AND WIFE, SUSAN R. BURTON, DATED 07/21/2010 AND RECORDED ON 07/21/2010 IN INSTRUMENT NUMBER 20100721-0057134, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. DONALD NICKEY II, HAVING SINCE MARRIED MARSHA K. NICKEY, WHO JOINS IN THIS CONVEYANCE FOR THE PRUPOSE OF CONVEYING ALL HER RIGHTS AND INTEREST, MARITAL OR OTHERWISE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (_____) property known as 3491 GENERAL HOOD TRL, NASHVILLE, TN 37204.

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 in 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 my/our hand(s) this 2nd day of September, 2014.

DONALD NICKEY II

MARSHA K. NICKEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, DONALD NICKEY II AND MARSHA K. NICKEY, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of September, 2014.

Notary Public

My Commission Expires: 5/3/16

KAYLA E. LODGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

True Copy Certification

I, Carol M. Holmes, 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.

Carol M Holmes
Carol M. Holmes

State of Tennessee)
County of Rutherford)

Personally appeared before me, Sasha Knowles, a notary public for this county and state, Carol M. Holmes, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Sasha Knowles
Sasha Knowles, Notary Public

My Commission Expires: 7/11/17

Notary Seal

