(2) Return to: Bridgehouse Title

WARRANTY DEED

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $169,900.00

Affiant

Subscribed and sworn to before me, this 29th DAY OF August, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/26/16
(AFFIX SEAL)

ANNE JO GRAVITT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

ET-14-3343

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 NUMBERS
David Denham	Peoples Home Equity, Inc.	
1900 Brookmeadow Court	(NAME) 5205 Maryland Way, Ste 100	64-16-D-57.00 CO
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Brentwood, TN 37027	
(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 DARON COCHRAN AND WIFE, STEPHANIE A. COCHRAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DAVID DENHAM AND EMILY DENHAM, HUSBAND AND WIFE,, 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 171 ON THE PLAN OF SECTION TWO, TRUXTON PARK OF RECORD IN INSTRUMENT NO. 20010515-0049898, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

Being the same property conveyed by Quitclaim Deed from Daron Cochran to Daron Cochran and wife, Stephanie A. Cochran as recorded on the 28th day of March, 2007 in Instrument No. 20070328-0037101 and Deed from Michael T. Rosenhagen, unmarried, by and through Dennis T. Rosenhagen Attorney-in-Fact to Daron Cochran, unmarried as recorded on the 5th day of May, 2004 in Instrument No. 20040505-0051374, in the Register's Office of Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 1900 Brookmeadow Court, Hermitage, Tennessee 37076
(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 29th day of August, 2014.

Daron Cochran

Stephanie A. Cochran by Daron Cochran, her Attorney in Fact

Stephanie A. Cochran by Daron Cochran, her Attorney in Fact

BILL GARRETT, Davidson County
Trans:T20140066074 DEEDWARR
Recvd: 09/05/14 08:26 2 pgs
Fees:13.00 Taxes:628.63

20140905-0081253

STATE OF Tennessee

COUNTY OF Wilson

On this the 29th day of August, 2014, before me personally appeared Daron Cochran to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 29th day of August, 2014.

Notary Public

My Commission Expires: 10/26/16

(SEAL)

AMIE JO GRAVITT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF Tennessee

COUNTY OF Wilson

On this the 29th day of August, 2014, before me personally appeared Daron Cochran to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Stephanie A. Cochran and who acknowledged he executed the same as the free act and deed of the said Stephanie A. Cochran.

Witness my hand and official seal, this the 29th day of August, 2014.

Notary Public

My Commission Expires: 10/26/16

(SEAL)

AMIE JO GRAVITT
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