Return To: 14-0432
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122

FOR OFFICIAL USE

BILL GARRETT, Davidson County
Trans:T20140074291 DEEDWARR
Recvd: 10/02/14 13:06 3 pgs
Fees:18.00 Taxes:517.63
20141002-0091114

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS September 26, 2014.

Notary Public

MY COMMISSION EXPIRES: 3-4-16
(AFFIX SEAL)

TONYA THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

MY COMMISSION EXPIRES:

WARRANTY DEED

This Instrument Prepared By and Return To:

FOUR STAR TITLE

2508 North Mt. Juliet Road, Mt. Juliet, TN 37122
File #14-0432

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew T. Randall	Shelter Lending Services L.L.C.	108-4-111
(NAME) 904 Fitzpatrick Road	(NAME) 2550 Meridian Blvd, Suite 100	
(ADDRESS) Nashville,TN 37214	(ADDRESS) Franklin, TN 37067	
(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, **Mitchell C. Weld, Trustee of the Revocable Trust of Mitchell C. Weld U/A/D November 30, 2009 (a one-half undivided interest), and Robert S. Petty and wife, Nadine Petty (a one-half undivided interest),** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Andrew T. Randall, an unmarried individual,** 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:

Land in Davidson County, Tennessee, being Lot No. 398 on the Plan of Larchwood, Section Four, of record in Plat Book 5800, Page 360, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Mitchell C. Weld, Trustee of the Revocable Trust of Mitchell C. Weld U/A/D November 30, 2009 by Quitclaim Deed from Mitchell C. Weld and Terrie L. Weld, individually and as Trustees of the Trust formerly known as the Weld Family Trust U/A dated May 4, 2005, recorded on January 5, 2010 in Instrument No. 20100105-0000930, and also being part of the same property conveyed to The Trustees of the Weld Family Trust U/A/ May 4, 2005 (a one-half undivided interest) and to Robert S. Petty and wife, Nadine Petty (a one-half undivided interest), by Quitclaim Deed from Lee Cohen, Trustee, recorded on April 17, 2006 in Instrument No. 20060417-0043085, Register's Office for Davidson County, Tennessee. The said Weld Family Trust having since been dissolved pursuant to a Revocation of Trust dated 11/14/2006 vesting the interest of the Weld Family Trust in this property in Mitchell Weld and in accordance with the terms of a Marital Settlement Agreement dated November 10, 2006, Case No. SDR27606, Placer County, California. Said property being previously conveyed to Mitchell C. Weld by Warranty Deed from Anthony S. Jordan and wife, Michele Jordan, recorded on August 29, 2005 in Instrument No. 20050829-0103019, said Register's Office.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

IN WITNESS WHEREOF, this instrument has been executed on this the 24 day of **September, 2014.**

Revocable Trust of Mitchell C. Weld U/A/D
November 30, 2009

Mitchell C. Weld, Trustee

By: Mitchell C. Weld, Trustee

STATE OF California
COUNTY OF San Diego

Before me, the undersigned Notary in and for said County and State, personally appeared the within named Mitchell C. Weld, whom I am personally acquainted and who upon his oath acknowledged himself to be the Trustee of The Revocable Trust of Mitchell C. Weld U/A/D November 30, 2009 and that he being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing on behalf of The Revocable Trust of Mitchell C. Weld U/A/D November 30,2009

WITNESS my hand and official seal this 24th day of September, 2014.

Johnna Ramos
NOTARY

MY COMMISSION EXPIRES: July 22, 2018

JOHNNA RAMOS
COMM. # 2072579
NOTARY PUBLIC-CALIFORNIA
SAN DIEGO COUNTY
MY COMM. EXP. JULY 22, 2015

unimproved ☐
This is improved ☒ property, known as 904 Fitzpatrick Road, Nashville, TN 37214
(House Number) (Street) (City, State) (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.

IN WITNESS WHEREOF, this instrument has been executed on this the 25 day of **September, 2014.**

Robert S. Petty

Nadine Petty

STATE OF California
COUNTY OF El Dorado

Before me, the undersigned Notary, in and for said county and state, personally appeared the within named **Robert S. Petty and Nadine Petty**, with whom I am personally acquainted, or proved on the basis of satisfactory evidence, and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on this the 25 day of **September, 2014.**

NOTARY PUBLIC

My Commission Expires:
June 10, 2015

DORA C. STARR
Commission # 1936394
Notary Public - California
Sacramento County
My Comm. Expires Jun 10, 2015