8769
Book 13

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

BETH HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-20-2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $150,000.00

Affiant

Subscribed and sworn to before me, this 29th day of September, 2014.

Notary Public
My commission expires:

06-1408-75796

Address of New Owner:	Send Tax Bills to:	Tax Information
American Residential Leasing 7132 S. Hampton Drive Antioch TN 37013	American Residential Leasing 7047 E Greenway Parkway #350 Scottsdale AZ 85254	151-10-0-A-248.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Darryl Martin and Jershua Brandon, now Jershua Martin, husband and wife, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to American Residential Leasing Company, LLC, hereinafter called the Grantees, their successors 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. 96, on the Plan of Villages of Long Hunter, a planned Unit Development, Phase 3, of record in Instrument No. 20030707-0093205, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Darrly Martin, unmarried and Jershua Brandon, unmarried, by Deed from Erik A. Williams, an unmarried man, dated June 16th, 2008 and recorded June 25, 2008 in Instrument No. 20080625-0065356, register's Office for Davidson County, Tennessee. Darrly Martin and Jershua Brandon are now married.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 7132 S. Hampton Drive, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

BILL GARRETT, Davidson County
Trans:T20140075211 DEEDWARR
Recvd: 10/06/14 10:20 2 pgs
Fees:13.00 Taxes:555.00
20141006-0092217

WITNESS my hand this 29th day of September, 2014.

Darryl Martin

Jershua Brandon now Jershua Martin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Darryl Martin and Jershua Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Antioch, TN, this 29th day of September, 2014.

Notary Public
Davidson

My Commission expires

12-27-15

KATHLEEN A. TOMLINSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
COMM. EXP. 12/27/15