WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
m19-1967

WARRANTY DEED 8772

A. R. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JUNE 21, 2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $103,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 721 President Place, #100, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amber Morin	Summit Funding, Inc.	**081-07-0 111.00**
(NAME)	(NAME)	
2014 Owen Street	2241 Harvard Street, Suite 200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Sacramento, CA 95815	
(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, Boyce Davis Jr., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amber Morin, a single woman, 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:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit;

Being the northerly 46 feet of the southerly 100 feet of the westerly 128 feet of Lot No. 12 on Owens Buena Vista Plan, as of record in Plan Book 1, page 84, Chancery Court, Nashville, Tennessee. Said part of said lot is described according to a survey prepared by Hickerson Mill engineers, Surveyors, on February 7, 1957 as follows:

Beginning at an iron pin located in the easterly margin of Owen Street 356.8 feet from the intersection of the margins of Owen and Clay Streets. Said point of beginning being also 54 feet north of the original southwesterly corner of Lot No. 12, running thence the following courses and distances: N 21 deg 45 min W along the easterly margin of Owen 128 feet to an iron pin located in the westerly margin of an alley; thence S 21 deg 45 min E along the westerly margin of said alley for a distance of 48 feet to an iron pin; thence S 69 deg 30 min W for a distance of 128 feet to an iron pin, the point of beginning.

Being the same property conveyed to **Boyce Davis Jr** by deed of record in Instrument 20070329-0037626, Register's Office for **Davidson** County, Tennessee.

This conveyance is subject to any and all existing plat notes, conditions, restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as **2014 Owen Street, Nashville, TN 37206**

(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.

BILL GARRETT, Davidson County
Trans:T20140086295 DEEDWARR
Recvd: 11/17/14 09:30 2 pgs
Fees:13.00 Taxes:382.95
20141117-0105617

Witness my/our hand(s) this 10th day of November, 2014.

Boyce Davis Jr.

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 Boyce Davis, Jr. the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, ~~this 10th~~ day of November, 2014.

Commission expires:5/23/16

Notary Public

PHILIP ELLIS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY