BILL GARRETT, Davidson County
Trans:T20150001810 DEEDWARR
Recvd: 01/08/15 12:53 2 pgs
Fees:13.00 Taxes:466.94
20150108-0002150

HILARY MOHSENZADEH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2018

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,200.00

Angela Patterson
Affiant

Subscribed and sworn to before me, this 2ND DAY OF JANUARY, 2015.

Hilary Mohsenzadeh
Notary Public

MY COMMISSION EXPIRES: 7-2-2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ryan Keesecker and Destany Fulton, joint tenants in common, with right of survivorship	Movement Mortgage, LLC	05006007800
	(NAME)	
3809 Northbrook Drive	841 Seahawk Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Virginia Beach, VA 23452	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Monique Desharal Crump Bass and husband, Raymond L. Bass, Sr., hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Ryan Keesecker and Destany Fulton, joint tenants in common, with right of survivorship, hereinafter called the Grantees, 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. 3 ON THE PLAN OF PHASE ONE, NORTHBROOK, OF RECORD IN PLAT BOOK 6900, PAGE 859, 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 MONIKA CRUMP, UNMARRIED BY DEED FROM RONALD WHITE, UNMARRIED, OF RECORD IN INSTRUMENT NO. 20070117-0006966, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. THE SAID MONIKA CRUMP NOW BEING MONIQUE DESHARAL CRUMP PURSUANT TO ORDER OF NAME CHANGE IN THE SEVENTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE (PROBATE DIVISION) NO. 07P-678. THE SAID MONIQUE DESHARAL CRUMP HAVING SINCE MARRIED IS NOW KNOWN AS MONIQUE DESHARAL CRUMP BASS.

RAYMOND L. BASS, SR. JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ALL RIGHT, TITLE AND INTEREST IN AND TO SAID PROPERTY, MARITAL OR OTHERWISE.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR THE YEAR 2015 AND SUBSEQUENT YEARS.

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

unimproved ( )
This is improved (X) property, known as 3809 Northbrook Drive, Nashville, TN 37207
(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.

Witness my/our hand(s) this 2nd day of January, 2015.

WARRANTY DEED
(Continued)

Monique Desharal Crump Bass

Monique Desharal Crump Bass

Raymond L. Bass, Sr.

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Monique Desharal Crump Bass and husband, Raymond L. Bass, Sr., the herein bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 2nd day of January, 2015.

Mary Birthright

Notary Public

My Commission Expires: 11-3-15

MARY BIRTHRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

(SEAL)

RETURN TO:
Touchstone Title and Escrow, LLC
318 Seaboard Lane, Ste. 114
Franklin, TN 37067