BILL GARRETT, Davidson County
Trans:T20150011041 DEEDWARRSP
Recvd: 02/12/15 10:37 4 pgs
Fees:23.00 Taxes:740.00
20150212-0012985

After Recording Return to:

Advance Title Services, LLC
239 John R Rice Blvd, #C
Murfreesboro, TN 37129

This instrument prepared by:
Fidelity Residential Solutions
900 Wilshire Drive
Suite 107
Troy, MI 48084
742132 152948
Karen Arenas

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
American Residential Leasing Company, LLC		062020B23500CO
7047 E. Greenway Pkwy, Ste 350	(NAME) SAME	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Scottsdale, AZ 85254		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, National Residential Nominee Services Inc. a Corporation organized and exisiting under the laws of the State of Delaware, with an office and principal place of business at 900 Wilshire Drive, Suite 107, Troy, MI 48084, have this day bargained and sold, and do hereby transfer and convey unto the said American Residential Leasing Company, LLC the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached "Exhibit A".

Being that same property described in and conveyed to the Grantor herein by Special Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD The actual consideration or value whichever is greater, for this transfer is $ 200,000.00

Affiant Lori N. Raymond

Subscribed and sworn to before me this the 10th day of February, 2015

Notary Public annemarie cain

My commission expires:
2.20.18 (Affix Seal)

ANNEMARIE CAIN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

This is unimproved ( ), known as 4529 Hawthorn Drive, Nashville, TN 37214
improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons claiming by, through or under the grantor.

Whenever 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 our hand this 20th day of January, 2015, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

National Residential Nominee Services Inc.

By: K. M. Munger V.P.

Printed Name: Kay M. Munger

Its: V.P.

(Corporate Seal)

NATIONAL RESIDENTIAL NOMINEE SERVICES, INC. CORPORATE SEAL 2001 DELAWARE

STATE OF MI
COUNTY OF Oakland

Before me, Serafina A Damico, a Notary Public of the State and County aforesaid, personally appeared Kay M. Munger, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be V.P. of the National Residential Nominee Services Inc., a corporation, the within named bargainor, a corporation, and that 5 he as such _____ _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____self as _____.

Witness my hand and official seal, at office in _____, this 20 day of January, 2015.

Serafina A Damico
Notary Public
My Commission Expires: 3-26-2021

(This area for official notarial seal)

SERAFINA A DAMICO
NOTARY PUBLIC-STATE OF MICHIGAN
COUNTY OF MACOMB
My Commission Expires 3/26/2021
Acting in the County of Oakland

Exhibit A

LAND lying in Davidson County, Tennessee, and being more particularly described as follows, to-wit:

BEING all of Lot No. 211, on the Plan of Final Plat, Cluster Lot Development, Abbington Park, Phase One-Section Five, as shown by plat appearing of record in Instrument Number 20060113-0005368, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

BEING the same property conveyed to National Residential Nominee Services, Inc by Warranty Deed from Peter Moceo, a single man of record in Instrument Number 20150212-0012984 in the Register's Office for Davidson County, Tennessee.