This Instrument Prepared by and Return to:
**Bell & Alexander Title Services, Inc.**
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 02/20/15 08:19 3 pgs
Fees:18.00 Taxes:514.30
**20150220-0014593**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $139,000.00.

Affiant

Subscribed and sworn before me this the 12th day of February, 2015.

Notary Public
My commission expires: 6-30-18

LISA WHITE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

# WARRANTY DEED

| Address of New Owner: | Send Tax Bill to: | Tax Information: |
|---|---|---|
| Brittany D. Vera<br>545 Brook View Estates Drive<br>Antioch, TN 37013 | New Owner | 16210016400 |

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, SETH MARCUM AND WIFE, MEGAN MARCUM, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to BRITTANY D. VERA, WIFE AND JOSE VERA, HUSBAND, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 169 on the Plan of Brook-View-Estates, Section 2, as of record in Book 4460, Page 163, said Register's Office, to which plat reference is hereby made for a more detailed description of said lot.

Being the same property conveyed to Seth Marcum and wife, Megan Marcum, by Warranty Deed from Matthew Thomas Peach, married, of record in Instrument Number 20101203-0094680, Register's Office for Davidson County, Tennessee, dated November 30, 2010, and recorded on December 3, 2010.

Subject to all Easements and Restrictions of record.

THIS IS __X__ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 545 Brook View Estates 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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 hand this the 12th day of February, 2015.

Seth Marcum

Megan Marcum

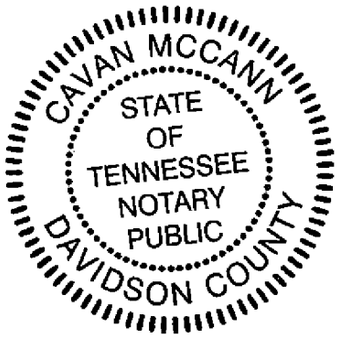
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Seth Marcum and Megan Marcum, 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 and official seal this 12th day of February, 2015.

My commission expires: 9/10/18

Notary Public



# True Copy Certification

I, Charles A. Sullivant, Jr., do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Mark B. Leedom, a notary public for this county and state, Charles A. Sullivant, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/11/17
Notary' Seal (if on paper)

