This Instrument Prepared By:
Michael J. Mills, attorney at law
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 02/25/15 12:12 3 pgs
Fees:18.00 Taxes:499.50
20150225-0016180

ADDRESS NEW OWNER:
Alexandra J. Murray
4824 Ginstead Pl
Nashville, Tennessee 37216

SEND TAX BILL TO:
Owner

MORTGAGEE
SWBC
9311 San Pedro, Suite 100
San Antonio, TX 78216

MAP 061
GROUP 03
PARCEL 0 070.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Capital Journey LLC** hereinafter called the , has bargained and sold, and by these presents, does hereby transfer and convey unto **Alexandra J. Murray, an unmarried woman,** hereinafter called the "GRANTEE", her heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 9, on the Plan of Lindell Heights, which is of record in Book 1835, page 15, Register's office for Davidson County, Tennessee. Said Lot No. 9 fronts 75.3 feet on the East side of Grinstead Place and runs back between lines 160.1 feet on the North line, and 120 feet on the South line, to a dead line in the rear, measuring 113 feet thereon.

Being the same property conveyed to Capital Journey LLC by deed from Capital Journey LLC dated January 12, 2015 and recorded in Instrument no. 20150112-0003044 said Register's Office.

This being investment property only, having never been the personal residence of the grantor at anytime, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower, or other marital rights or interests as contemplated by T.C.A. 260-2-307 or other similar statute therein.

Said property is transferred subject to the following matters:

1. Matters shown on the Plan of record in Plat Book 1835, page 14, said Register's Office.
2. Perpetual Easement as set out in the Restrictive Covenants of record in Book 1876, page 156, said Register's Office.

This is improved property known as 4824 Ginstead Place, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Alexandra J. Murray, an unmarried woman, her heirs and assigns, forever, and, covenant with the said GRANTEE that lawfully seized and possessed of said land in fee simple, a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, further covenant and bind , its heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 our hands this the 24th day of February, 2015.

Capital Journey, LLC

Capital Journey, LLC
By: James Roberts, Chief Member

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally came James Roberts, Chief Member with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Chief Member respectively of Capital Journey, LLC, a Tennessee Limited Liability Company, the within named bargainor, and Tennessee Limited Liability Company, and that he as such appointed James Roberts being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the Tennessee Limited Liability Company, by the James Roberts, as such Chief Member, and attesting the same of the Tennessee Limited Liability Company.

WITNESS my hand and notarial seal at my office at Nashville, Tennessee, this 24th, day of February, 2015

NOTARY PUBLIC
My commission expires: March 3, 2015

JAMES C. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF Tennessee)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $135,000.00.

AFFIANT

Subscribed and sworn to before me on this 24th day of February, 2015.

NOTARY PUBLIC
My Commission Expires: March 3, 2015

JAMES C. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

CERTIFIED FOR REMOTE FILING:

I, Michael J. Mills, 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.

Michael J. Mills, attorney at law

State of Tennessee:
County of Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Michael J. Mills, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the named person, and that he/she executed the foregoing instrument for the purposes therein contained.

Notary Public James C. Smith
My Commission Expires: March 3, 2015

