BILL GARRETT, Davidson County
Trans:T20150014030 DEEDWARR
Recvd: 02/26/15 09:37 2 pgs
Fees:13.00 Taxes:388.50
20150226-0016502

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 105,000.00

Affiant

Subscribed and sworn to before me, this 20th day of February, 2015.

Notary Public

My commission expires: 11-13-18

BEVERLY PARHAM TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
256 SEABOARD LANE SUITE E105
FRANKLIN, TN 37067

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
ANDREW G. BOULTER, WHITNEY C. FREEMAN and husband, REECE T. FREEMAN	**NEW OWNER**	**163050B20300CO**
5170 HICKORY HOLLOW PKWY		
ANTIOCH, TN 37013		

FOR AND IN 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 ACKNOWLEDGE, I,

ANDY MALONEY, TRUSTEE FOR THE REAL ESTATE OPTIONS TRUST

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ANDREW G. BOULTER married, WHITNEY C. FREEMAN and husband REECE T. FREEMAN, as Tenants in Common,

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:

LOT NO. 194, ON THE PLAN OF EXHIBIT "A" MASTER DEED LOT LAYOUT (PRIVATE ELEMENT) PHASE V, MILL PARK (FORMERLY HICKORY HOLLOW TOWN HOMES), AS SHOWN BY PLAT APPEARING OF RECORD IN INSTRUMENT NUMBER 20050131-0011265, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DETAILS OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO ANDY MALONEY, TRUSTEE FOR THE REAL ESTATE OPTIONS TRUST, BY WARRANTY DEED FROM SHELLEY MARIE CONATSER, UNMARRIED, DATED 10/30/2014 AND RECORDED ON 10/31/2014 IN INSTRUMENT NUMBER 20141031-0100790, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

ALSO BEING THE SAME PROPERTY CONVEYED TO SHELLEY MARIE CONATSER, UNMARRIED, BY CASH DEED FOR TENNESSEE FROM SHAUN DONOVAN, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, OF WASHINGTON, D.C., DATED 06/15/2012 AND RECORDED ON 06/19/2012 IN INSTRUMENT NUMBER 20120619-0053486, SAID REGISTER'S OFFICE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 5170 HICKORY HOLLOW PKWY, 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 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 in 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 20th day of February, 2015.

ANDY MALONEY, Trustee for THE
REAL ESTATE OPTIONS TRUST

State of Tennessee

County of Williamson

On this 20th day of February, 2015, before me personally appeared ANDY MALONEY, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument as Trustee of the Real Estate Options Trust, and acknowledged that he executed the same as said Trustee.

Notary Public

Printed Name: Carl Dunphy

My Commission Expires:

11-5-2018

CARL E. DUNPHY II
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE