Please Return To:
Brentwood Title & Escrow, LLC
320 Seven Springs Way, Suite 150
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20150014047 DEEDWARR
Recvd: 02/26/15 10:04 2 pgs
Fees:13.00 Taxes:382.95
20150226-0016521

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $103,500.00

Affiant

Subscribed and sworn to before me, this 23RD DAY OF FEBRUARY, 2015.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

WARRANTY DEED

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
Steven James Marzolf, an unmarried man	Fifth Third Mortgage Company	13613014800
	(NAME)	
2697 Park Dale Drive	5001 Kingsley Drive MD 1MOBA8	
(ADDRESS)	(ADDRESS)	
Nasvhille, TN 37217	Cincinnati, OH 45227	
(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 Jason C. Wood, unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Steven James Marzolf, an unmarried man, 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. 8, PARK DALE SUBDIVISION, OF RECORD IN PLAT BOOK 6200, PAGE 597, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JASON C. WOOD, UNMARRIED, BY DEED FROM DENNIS Q. COTHERN, UNMARRIED, OF RECORD BY INSTRUMENT NO. 20020305-0027516, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

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 2697 Park Dale Drive, Nashville, TN 37217
(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 23rd day of February, 2015.

WARRANTY DEED
(Continued)

Jason C. Wood

Jason C. Wood

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jason C. Wood, unmarried, the herein bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 23rd day of February, 2015.

Mary Birthright

Notary Public

My Commission Expires: 11-3-15



(SEAL)

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Goodlettsville, TN 37072