PREPARED BY
RETURNED TO
BANKERS TITLE & ESCROW CORP
5107 MARYLAND WAY
STE. 115
BRENTWOOD TN 37027

BILL GARRETT, Davidson County
Trans:T20150015037 DEEDWARR
Recvd: 03/02/15 12:57 3 pgs
Fees:18.00 Taxes:1091.50
20150302-0017776

This instrument prepared by:
Fidelity Residential Solutions
10125 Crosstown Circle, Suite 380
Eden Prairie, MN 55344
741734 SF142063
Lanessa Garlinski

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) Nathanael J. Skirvin	(NAME) Gardner Financial Services	186-04-0A-011.0000
(STREET ADDRESS OR ROUTE NUMBER) 8045 Canonbury Dr.	dba Legacy Mutual (STREET ADDRESS) 3503 Paesanos Pkwy	
(CITY) (STATE) (ZIP) Nolensville, TN 37135	(CITY) (STATE) (ZIP) San Antonio, TX 78231	

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, Dina G. Mozingo, an unmarried person and Wanda K. Mozingo, an unmarried person have this day bargained and sold, and do hereby transfer and convey unto the said Nathanael J. Skirvin and Whitney D. Skirvin, husband and wife the Grantees herein, their (successors), heirs and assigns, certain real estate in Williamson, Tennessee as follows:

See Attached Exhibit "A".

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

STATE OF TN
COUNTY OF ~~WILLIAMSON~~ The actual consideration or value whichever is greater, for this transfer is $295,000.00

Affiant _____

Subscribed and sworn to before me this the 26th day of February, 2015

Notary Public _____

My commission expires: 3/22/16 (Affix Seal)

KIM MURRAY NOTARY PUBLIC STATE OF TENNESSEE

This is unimproved ( ), known as 8045 Canonbury Dr., Nolensville, TN 37135

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.

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 12th day of December, 2014, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Dina G. Mozingo

Wanda K. Mozingo

STATE OF TN
COUNTY OF Rutherford

Personally appeared before me, Tiffany Paige Bonner, a Notary Public in and for said County and State, Dina G. Mozingo, the within named bargainor divorced (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of December, 2014

Tiffany Paige Bonner
Notary Public
My Commission Expires: August 19th, 2017

(This area for official notarial seal)

TIFFANY PAIGE BONNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TN
COUNTY OF Rutherford

Personally appeared before me, Tiffany Paige Bonner, a Notary Public in and for said County and State, Wanda K. Mozingo, the within named bargainor Divorced (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of December, 2014.

Tiffany Paige Bonner
Notary Public
My Commission Expires: August 19, 2017

(This area for official notarial seal)

TIFFANY PAIGE BONNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

FRS File No.: 741734 Customer File No.: SF142063 Wanda K. Mozingo

EXHIBIT A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 196 on the Plan of Final Plat or Burkitt Place, Phase 1A, Section 1 of the record in Plat at Instrument No. 20060315-0029572, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Todd A. Spangler and Jacqueline D. Spangler, husband and wife by Warranty deed from Brookhaven Development, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20070411-0043426 Register's Office for Davidson County, Tennessee, dated April 2, 2007 and recorded on April 11, 2007.

Being the same property conveyed to Dina G. Mozingo, unmarried and Wanda K. Mozingo, unmarried by Warranty deed from Todd A. Spangler and wife, Jacqueline D. Spangler of record in Instrument No. 20121207-0113030 Register's Office for Davidson County, Tennessee, dated December 3, 2012 and recorded on December 7, 2012.