BILL GARRETT, Davidson County
Trans:T20150024448 DEEDWARR
Recvd: 04/02/15 13:42 2 pgs
Fees:13.00 Taxes:490.25

20150402-0028895

Warranty Deed

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$132,500.00
X Nicholas Cory Hodge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF March, 2015.
NOTARY PUBLIC:
MY COMMISSION EXPIRES: 9-11-17
(AFFIX SEAL)

SUSAN FRENSLEY NEWTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: SEPTEMBER 11, 2017

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicholas Cory Hodge and Casey Anna Griffin 725 Dover Glen Drive Antioch, TN 37013	Quicken Loans, Inc. 1050 Woodward Ave. Detroit, MI 48226-1906	149.07-0A-017.00 CO

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 acknowledged, we,

Nicholas C. Langhans and wife, Ellen Langhans

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Casey Anna Griffin, a single woman, and Nicholas Cory Hodge, a single man, as tenants in common with right of survivorship

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:

Being Lot No. 17, on the plan of Chelsea Village, Section 1, of record in Plat Book 7900, Page 119, 121, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Nicholas C. Langhans by Deed from Sid R. Edwards and Lynn Edwards f/k/a Jerri Lynn Mash dated November 30, 2006 of record in Instrument Number 20061206-0150362, Register's Office for Davidson County, Tennessee. Ellen Langhans joins in this conveyance for the purpose of conveying any right, title, and interest in and to said property which she may have marital or otherwise.

This conveyance is made subject to the following:

1) 2015 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as shown on Plat of record in Plat Book 7900, Page 119-121, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 8082, Page 329; as amended in Book 8083, Page 386; and Book 8842, Page 434, Register's Office for Davidson County, Tennessee
4) Property is subject to HOA Charter in Book 8813, Page 192, said Register's Office.
5) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **725 Dover Glen Drive, Antioch, TN 37013**
(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 our hand(s) this 30th day of March, 2015.

Nicholas C. Langhans

Ellen Langhans

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Nicholas C. Langhans and Ellen Langhans, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of March, 2015.

Susan Frensley Newton
NOTARY PUBLIC

My Commission Expires: 9-11-17

SUSAN FRENSLEY NEWTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES SEPTEMBER 11, 2017

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076