Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20150025683 DEEDWARR
Recvd: 04/07/15 12:31 2 pgs
Fees:13.00 Taxes:654.16
20150407-0030437

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $176,800.00

Affiant

Subscribed and sworn to before me, this 1st day of April, 2015.

Notary Public
My commission expires: 10/18/16

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

06-1503-75978

Address of New Owner:	Send Tax Bills to:	Tax Information
Henry Alexander Hill 3268 E. Lake Drive Nashville TN 37214-4223	Mortgage Investors Group 8320 East Walker Springs Lane, 200 Knoxville, TN 37923	108-12-0-223.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Matthew Clutter, unmarried and Kari Clutter, now Stanley, unmarried hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Henry Alexander Hill, unmarried, hereinafter called the Grantees, their successors and assigns, a 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. 68, on the Plan of Section 5, Trailwood, of record in Book 6900, Pages 477, 478, and 479, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Matthew Clutter and Kari Stanley, as husband and wife by deed from Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C., dated June 10, 2011, recorded June 14, 2011, of record in Instrument No. 20110614-0045497, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Matthew Clutter and wife, Kari Clutter by Quitclaim Deed from Matthew Clutter and Kari Stanley nka Kari Clutter, dated April 25, 2013, recorded May 2, 2013, of record in Instrument No. 20130502-0044502, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as: 3268 E. Lake Drive, Nashville, TN 37214

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 1 day of April, 2015.

Matthew Clutter

Kari Clutter now known as Kari Stanley

Kari Clutter now known as Kari Stanley

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Matthew Clutter and Kari Stanley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 1 day of April, 2015.

Notary Public

My Commission expires 12-27-15

