WARRANTY DEED

MARY BIRTHRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20150029929 DEEDWARR
Recvd: 04/21/15 09:52 2 pgs
Fees:13.00 Taxes:739.63
20150421-0035350

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF APRIL, 2015.

Notary Public

MY COMMISSION EXPIRES: 11-3-15
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

Brian W. Van Etten	People's Home Equity, Inc.	MAP-PARCEL NUMBERS Map 173-9-A
(NAME) 7719 Porter House Drive	(NAME) 5205 Maryland Way, Suite 100	Parcel 165 CO
(ADDRESS) Nashville, TN 37211	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, I, **JENNIFER MICHELLE GREEN, MARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BRIAN VAN ETTEN AND LINDSEY VAN ETTEN, HUSBAND AND WIFE,** 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:

Land in Davidson County, Tennessee, being Lot No. 224 on the Plan of Revision Two Resubdivision of Lots 47, 48, 72, 73 & 63 through 69, Section Two, Lenox Village, of record in plat Instrument No. 20030115-0006163, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Jennifer Michelle Green, unmarried by deed from Brian Yoeckel, unmarried, and Barry Yoeckel, unmarried, of record in Instrument No. 20130103-0000563, Register's Office for Davidson County, Tennessee. Thomas Perkins Henderson IV joins in executing this deed to convey any marital interest he may have in said property.

This conveyance is subject to (a) 2015 real property taxes; (b) all matters appearing on the plan of record in Instrument No. 20030115-0006163, said Register's Office; (c) restrictive covenants of record in Instruments No. 20020315-0032826, 20020315-0032825, 20020911-0110906, 20021226-0158458, 20021226-0158459, 20060321-0032382, 20080326-0030449, 20040526-0062221 and 20060120-0007913, said Register's Office; and (d) easements of record in Instruments No. 20011129-0130322, 20011106-0121932, 20010918-0100850, 20011112-0123853, 20020408-0042676, 20010103-0000902, Book 7361, page 230 and Book 7985, page 449, said Register's Office.

This is improved property known as 7719 Porter House Drive, Nashville, TN 37211.

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 hand this 17th day of April, 2015.

JENNIFER MICHELLE GREEN

THOMAS PERKINS HENDERSON IV

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jennifer Michelle Green and Thomas Perkins Henderson IV, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 17th day of April, 2015.

Commission expires: 3-01-16

MARY ANNE HARDAWAY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-01-2016

Notary Public