WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150030000 DEEDWARR
Recvd: 04/21/15 11:02 2 pgs
Fees:13.00 Taxes:814.00
20150421-0035425

R-VRES-15-2705

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00.

Travis Daniel Reid
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF APRIL, 2015.

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

E. LOY GARRETT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires August 23, 2016

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Travis Daniel Reid	**SWBC Mortgage Corp**	
(NAME) **2705 Fortland Drive**	(NAME) **9311 San Pedro Ave., Ste. 100**	**083-16-0-023.00**
(ADDRESS) **Nashville, TN 37206**	(ADDRESS) **San Antonio, TX 78216**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **WENDY L. WHITTEMORE, MARRIED,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **TRAVIS DANIEL REID, AN UNMARRIED PERSON,** hereinafter called the Grantee(s), 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. 142 on the Plan of Section Two, Addition One, Fortland Park of record in Plat Book 2854, Page 85, 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 Wendy L. Alexander by Warranty deed from Jessica Egnor and husband, Travis Egnor of record in Instrument No. 20070206-0015564 Register's Office for Davidson County, Tennessee, dated January 31, 2007 and recorded on February 06, 2007.

Wendy L. Alexander having since changed her name and now being known as Wendy L. Whittemore, Docket No. 07-P-1121, Seventh Circuit Court, Davidson County, Tennessee.

The said Rodger Helms, spouse of Wendy L. Whittemore, joins herein to convey any and all marital interest he may have in the above-described property.

This conveyance is subject to:
- Taxes for the year 2015 and subsequent.
- Subject to all matters shown on the Plan of record in Plat Book 2854, Page 85, Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 2963, Page 612, amended in Book 3027, page 94 and Book 3431, page 127, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **2705 Fortland Drive, Nashville, Tennessee 37206**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 the 16th DAY OF APRIL, 2015.

Wendy L. Whittemore

Rodger Helms

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WENDY L. WHITTEMORE, the within named bargainor, with whom I am personally acquainted (or 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 and official seal, this the 16th of April, 2015.

Notary Public
My Commission Expires: 3618
(SEAL)

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RODGER HELMS, the within named bargainor, with whom I am personally acquainted (or 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 and official seal, this the 16th of April, 2015.

Notary Public
My Commission Expires: 3618
(SEAL)

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212