STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April, 2015.

Notary Public
MY COMMISSION EXPIRES: 3-20-18
File No. G15-1407D

TAMMY MORRIS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

BILL GARRETT, Davidson County
Trans: T20150032283 DEEDWARR
Recvd: 04/29/15 09:05 2 pgs
Fees: 13.00 Taxes: 514.30
20150429-0038137

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Justin A. Angle, unmarried (NAME)	Primary Residential Mortgage, Inc. (NAME)	75.06-70
354 Monaco Drive (STREET ADDRESS)	1480 North 2200 West MAC 1003 (STREET ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Salt Lake City, UT 84116 (CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Jan C. Mitchell, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Justin A. Angle, unmarried,** 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. 303 on the plan of HERMITAGE ESTATES, SECTION II, as shown by plat of record in Plat Book 3700, Page 23, in the 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 Jan C. Mitchell from J.C Carter and wife, Evelyn Carter, by Deed dated January 16, 1995, in Book 9575, Page 990, in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Restrictions as recorded in Book 3924, page 25 and Book 3952, age 25, Register's Office for Davidson County, Tennessee.

2. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 3700, page 23, Register's Office for Davidson County, Tennessee.

The 2014 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 354 Monaco Drive, Hermitage, TN 37076.

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. 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 my/our hand(s) the 28th day of April, 2015.

Jan C. Mitchell

Jan C. Mitchell

April 28, 2015
Date

STATE OF NC }
COUNTY OF Mecklenburg }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jan C. Mitchell, unmarried, the bargainor(s), 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 28th day of April, 2015.

My Commission Expires: 11/7/2018 Hetal Sethi

Notary Public

HETAL SETHI NOTARY PUBLIC MECKLENBURG COUNTY, NC MY COMMISSION EXPIRES NOVEMBER 07, 2018

Prepared by and Return to:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX ~~****~~ 663
Gallatin, ~~TN~~ 37066