WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $277,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF MAY, 2015.

Notary Public

MY COMMISSION EXPIRES: 3/6/18

(AFFIX SEAL)

LAURA MITCHELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

G-LP-15-820

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)
Laura Perry	**Mortgage Investors Group**	
(NAME)	(NAME)	
409 Wilson Pike	**8320 East Walker Springs Lane**	**08207012000**
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	**Knoxville, TN 37923**	
(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 **KATHRYN SISK AND HUSBAND, DONALD SISK,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **LAURA PERRY AND HUSBAND, JON PERRY,** 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 an unnumbered Lot shown on the Plan of Humphreys Pierce's Addition to Northeast Nashville, of record in Book 161, Page 20, Register's Office for said County, to which plan reference is hereby made for a more complete description, being the Lot named "Dower" on plan of record in Book 2, Page 94, Chancery Court at Nashville, describedas follows:

Beginning in the Westerly margin of Lischey Avenue or North 4th Street Westerly 155 feet to a point on an alley 50 feet Southerly from the Southerly margin of Wilburn Street; thence with said alley Southerly 50 feet to the corner of Dower Lot and the Homestead Lot of the widow of Humphrey Pierce, deceased; thence Easterly with the line between said two lots 155 feet to the Westerly margin of North 4th Street; thence with the Westerly margin of North 4th Street Northerly 51 1/2 feet to the beginning.

Being the same property conveyed to Kathryn Sisk and husband, Donald Sisk by Quitclaim Deed recorded simultaneously herewith of record in Instrument No. 20150507-0041745, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Kathryn Sisk and, Donald Sisk, Wife and Husband and Timothy R. Sisk, A Married Man by Warranty Deed from Phillip Wright, Jr., A Married Man, recorded on the 20th day of July, 2009 in Instrument No. 20090720-0067947, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to:
- County of Davidson taxes for the year 2015 and subsequent years.
- Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PLAN OF HUMPHREYS PIERCE'S ADDITION TO NORTHEAST NASHVILLE, as recorded in Plat Book 161, Page(s) 20, 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: **820 Lischey Avenue, Nashville, Tennessee 37207**.

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.

BILL GARRETT, Davidson County
Trans: T20150035284 DEEDWARR
Recvd: 05/07/15 10:04 2 pgs
Fees: 13.00 Taxes: 1026.75
20150507-0041746

Witness my/our hand(s) this the 1st DAY OF MAY, 2015.

Kathryn Sisk

Donald Sisk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KATHRYN SISK, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 1st of May, 2015.

Notary Public
My Commission Expires: 3/8/16
(SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DONALD SISK, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 1st of May, 2015.

Notary Public
My Commission Expires: 3/8/16
(SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

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