THIS INSTRUMENT PREPARED BY:
Stewart Title Company
1630 NW Broad Street, Suite 100
Murfreesboro, TN 37129

Davidson County DEEDWARR
Recvd: 05/11/15 08:13 4 pgs
Fees:23.00 Taxes:736.30
20150511-0042568

WARRANTY DEED

THIS INDENTURE, made and entered into this 26th day of March, 20 15, by and between **JARDEN B. EBALAROZA and NICOLE M. EBALAROZA F/K/A NICOLE M. MAGOCHY**, party of the first part, and **SIRVA RELOCATION CREDIT, LLC, a Delaware Limited Liability Company**, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate situated and being in the City of NASHVILLE, County of DAVIDSON, State of Tennessee, to wit:

> Land located in Davidson County, Tennessee, being all of Lot 378 on the Plan of Revision of Lots 367 through 383 and Open Space "A", Phase Sic, Lenox Village, of record in Plat Instrument No. 200506170069532, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to the party of the first part by warranty deed of record under instrument number 20110511-0036151 in the Register's Office of DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever. And the said party of the first part does hereby covenant with the said party of the second part that she is lawfully seized in fee of the aforedescribed real estate; that she has a good right to sell and convey the same; that the same is unencumbered, except for City of NASHVILLE and County of DAVIDSON realty taxes for the year 20_____, and subdivision restrictions, building lines and easements of record in Plat Book _____, Page _____, in the said Register's Office; and that the title and quiet possession thereto she will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

RETURN TO
Stewart Title Company
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129
File # 01288-24983

JARDEN B. EBALAROZA

NICOLE M. EBALAROZA

STATE OF TN

COUNTY OF Williamson

BEFORE ME, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **JARDEN B. EBALAROZA**, to me known to be the persons described in, and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed and for the purposes therein contained.

WITNESS my hand and Notarial Seal at Office this 26th day of March, 2015.

Notary Public Stephanie K Davis

My commission expires: 7.24.17

STEPHANIE K. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TN
COUNTY OF Williamson

BEFORE ME, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **NICOLE M. EBALAROZA**, to me known to be the persons described in, and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed and for the purposes therein contained.

WITNESS my hand and Notarial Seal at Office this 26th day of March, 2015.

Notary Public Stephanie K Davis

My commission expires: 7.24.17

STEPHANIE K. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer, or value of the property transferred, whichever is greater, is $ 199,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 26th day of March, 2015.

Notary Public Stephanie K Davis

My commission expires: 7.24.17

STEPHANIE K. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

TAX ID: 173090A43900CO

NEW OWNER & PROPERTY ADDRESS:
8648 GAUPHIN PLACE, NASHVILLE, TN 37211

NEW OWNER & SEND TAX BILLS TO:
SIRVA RELOCATION CREDIT, LLC
2801 NETWORK BLVD, SUITE 103
FRISCO, TX 75034

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L. Swicegood, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

JILL L. SWICEGOOD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY (SEAL)

Jill L. Swicegood

Notary Public

My Commission Expires: 9/10/18