BILL GARRETT, Davidson County
Trans:T20150036596 DEEDWARR
Recvd: 05/12/15 10:53 2 pgs
Fees:13.00 Taxes:814.00
20150512-0043367

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $220,000.00.

Affiant

Subscribed and sworn to before me, this 30th day of April, 2015.

Notary Public

My commission expires: 10/18/16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Justin C. Lafferty and Jennifer L. Lafferty	Movement Mortgage LLC	**091 10 0 42100**
5803 Maxon Avenue	841 Seahawk Circle	
Nashville, TN 37209	Virginia Beach, VA 23452	

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 HEREBY ACKNOWLEDGE, WE,

Scott Andrew Lindquist, married and William J. Lindquist, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Justin C. Lafferty and Jennifer L. Lafferty, 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. 2 on the Plan of Evans Re-Subdivision of Lot "C" Block 13, B.F. Cockrill Farm of record in Plat Book 4660, Page 108, amended by Surveyor's Certificate of Correction in Book 4817, Page 137, 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 Scott A. Lindquist and wife, Vanessa M. Lindquist and William J. Lindquist, married by warranty deed from Pat Terry and Rob Terry of record in Instrument No. 20101104-0088612 Register's Office for Davidson County, Tennessee, dated 10/29/2010 and recorded on 11/04/2010.

Being the same property conveyed to Scott Andrew Lindquist by quitclaim deed from Vanessa Marie Lindquist of record in Instrument No. 20150127-0007607 Register's Office for Davidson County, Tennessee, dated 03/28/2014 and recorded on 01/27/2015.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Kristin A. Lindquist, wife of Scott Andrew Lindquist, joins in the execution of this instrument for the sole purpose of relinquishing any and all of her rights, title, and interest, marital or otherwise, in and unto said property.

This property is not a marital residence of William J. Lindquist and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

This is improved (**X**) unimproved ( ) property known as 5803 Maxon Avenue Nashville, TN 37209.

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 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/our hand(s) this 30th day of April, 2015.

Scott Andrew Lindquist

William J. Lindquist by Scott Andrew Lindquist, Attorney in Fact

William J. Lindquist
by Scott Andrew Lindquist, Attorney in Fact

Kristin A. Lindquist

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, a Notary Public of said County and State, Scott Andrew Lindquist and Kristin A. Lindquist the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of April, 2015.

My Commission Expires:

JESSICA F. SPARNELL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-24-2017

Notary Public

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Scott Andrew Lindquist, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument on behalf of William J. Lindquist for the purposes therein contained, and who further proved to me that he is the Attorney in Fact for William J. Lindquist , and is authorized by William J. Lindquist to execute this instrument on his behalf.

Witness my hand, at office, this 30th day of April, 2015.

My Commission Expires:

JESSICA F. SPARNELL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-24-2017

Notary Public

File #: **415057**
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027