BILL GARRETT, Davidson County
Trans:T20150040392 DEEDWARR
Recvd: 05/26/15 10:20 2 pgs
Fees:13.00 Taxes:595.70
20150526-0047892

PLEASE RETURN TO:
WARRANTY TITLE INS CO.
165 INDIAN LAKE BLVD STE 106
HENDERSONVILLE, TN 37075

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $161,000.00

Affiant

COURTNEY K. BENJAMIN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 10-23-2018

Subscribed and sworn to before me, this 28th day of May, 2015.

Notary Public
My commission expires:

06-1505-76059

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Joseph Connor	Highlands Residential Mortgage	136-06-0-108.00
137 Islandia Drive	12001 N. Central Expressway, Suite 750	
Nashville TN 37217-4550	Dallas, TX 75243	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Andrew J. Gammon, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Joseph Connor and Ginger Connor, husband and wife hereinafter called the Grantees, their successors 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. 341, on the Plan of Section Five, Priest Lake Park, of record in Book 4460, Pages 174, 175, and 176, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Andrew J. Gammon, an unmarried man by deed from Ron Jarrell, married, and Byrnice Looper aka Ruth B. Looper, unmarried, dated March 16, 2010, recorded March 23, 2010, of record in Instrument No. 20100323-0021638, Register's Office for Davidson County, Tennessee.
Monica Gammon, spouse of Andrew J. Gammon, hereby joins in the conveyance to convey any and all right, title, claim or interest she/he may have in and to said property, marital or otherwise.

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.

This property is improved property known as: 137 Islandia Drive, Nashville, TN 37217

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 22nd day of May, 2015.

Andrew J. Gammon

Monica Gammon

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Andrew J. Gammon and Monica Gammon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 22nd day of May, 2015.

Notary Public

GAIL HUDSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 01-23-2016

My Commission expires