WARRANTY DEED

RETURN TO
Memorial Title, LLC
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129
File # 01451-2476

SASHA KNOWLES
STATE OF TENNESSEE NOTARY PUBLIC
BEDFORD COUNTY
My Commission Expires 07-11-2017

STATE OF Tennessee
COUNTY OF Rutherford
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $140,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of May, 2015.

Notary Public

MY COMMISSION EXPIRES: 7-11-17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Robertson County, Inc., 215 Highway 76, White House, TN 37188

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David A. Abbott	Home point Financial Corporation	00900023000
(NAME) 7916 Ridgewood Road	(NAME) 9 Entin Road Suite 200	
(ADDRESS) Goodlettsville, TN 37072	(ADDRESS) Parsippany, NJ 07054	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 05/27/15 08:16 3 pgs
Fees:18.00 Taxes:521.33
20150527-0048440

For and consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, Kelly L. Barrick, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto David A. Abbott and Phimmasy Souriyaphong, 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:

Situated in the 14th Civil District of Davidson County, Tennessee, being Tract No. 2 according to an unrecorded survey for The Bobby Milliken Property by Jack L. Head, RLS Tennessee No. 670, 2127 Memorial Boulevard, Springfield, Tennessee dated May 16, 1997, as follows:

Beginning at an iron pin (old) in the north margin of Ridgewood Road, said pin being the most southeast corner of property of Sharon Z. Faircloth, as appears in Deed Book 9060, page 811, Register's Office for Davidson County, Tennessee and continuing as follows: with said margin of Ridgewood Road S 73 deg. 03 min. 10 sec. E 50.00 feet to an iron pin (new) at the most southwest corner of and the true BEGINNING POINT of this tract and continuing as follows: leaving the margin of Ridgewood Road and with a new line to Milliken N 21 deg. 58 min. 18 sec. E 1259.27 feet to an iron pin (new), thence continuing with a new line to Milliken S 73 deg. 03 min. 10 sec. E 138.60 feet to an iron pin (new), thence continuing with a new line to Milliken 18 deg. 30 min. 39 sec. W 1254.91 feet to an iron pin (new) in the north margin of Ridgewood Road, thence with the said margin N 73 deg. 03 min. 10 sec. W 214.64 feet to the point of beginning.

Being the same property conveyed to Kelly L. Barrick and Joseph P. Barrick by deed from Kathleen J. Orr-Maddox of record as Instrument Number 20140813-0073126 and further conveyed to Kelly L. Barrick by quitclaim deed from Joseph P. Barrick of record in Instrument Numnber 20150330-0027419, Register's Office, Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 11679, Page 247, said Register's Office.

This conveyance is subject to right of way easement to Tennessee Gas Transmission Company as disclosed in deed of record in Book 3830, Page 947, said Register's Office.

unimproved ☐

This is improved ☐ property, known as 7916 Ridgewood Road, Goodlettsville, TN 37072

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. 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 19th day of May, 2015.

Kelly L. Barrick

STATE OF MD

COUNTY OF Charles

On this 19th day of May, 2015, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Kelly L. Barrick**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
July 28, 2018

Stephanie L Smith
Notary Public,

STEPHANIE L SMITH
Notary Public-Maryland
Charles County
My Commission Expires
July 28 2018

True Copy Certification

I, Carol M. Holmes, 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.

Carol M. Holmes

State of Tennessee)
County of Rutherford)

Personally appeared before me, Sasha Knowles, a notary public for this county and state, Carol M. Holmes, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Sasha Knowles, Notary Public

My Commission Expires: 7/11/17

Notary Seal

