WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150043615 DEEDWARR
Recvd: 06/03/15 14:39 2 pgs
Fees:13.00 Taxes:414.40
20150603-0051943

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112.000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF May, 2015.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MELISSA EDDY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

MY COMMISSION EXPIRES: JANUARY 24, 2017

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lakeisha Gevon Horton	Churchill Mortgage Corp	
(NAME) 2304 Tally Green Court	(NAME) 761 Old Hickory Blvd #400	73-11 110
(ADDRESS) Nashville, TN 37214	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, I, **JANIE M. LUTHER-POLHEBER, MARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LAKEISHA GEVON HORTON, UNMARRIED WOMAN,** 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 Davidson County, Tennessee, being Lot No. 1-B on the Plan of Tally Green Subdivision of record in plat Book 6250, page 463, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Janie M. Luther, unmarried, by deed from Michael W. Stewart and wife, Kathleen E. Stewart of record in Instrument No. 20090224-0016252, Register's Office for Davidson County, Tennessee. Janie M. Luther has since married and is now known as Janie M. Luther-Polheber. Brandon Polheber joins in executing this deed to convey any marital interest he may have in said property.

This conveyance is subject to (a) 2015 real property taxes; and (b) all matters appearing on the plan of record in Book 6250, page 463, said Register's Office.

unimproved
This is improved X property, known as 2304 Tally Green Court, Nashville, TN 37214
(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 22 day of May, 2015.

JANIE M. LUTHER-POLHEBER

BRANDON POLHEBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Janie M. Luther-Polheber and Brandon Polheber, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 22 day of May, 2015.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015