15-06-005

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/11/15 09:45 3 pgs
Fees:18.00 Taxes:1350.50
20150611-0055250

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $365,000.00

Kristin Fecteau
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF June, 2015.

Notary Public

MY COMMISSION EXPIRES: 7/2/2018
(AFFIX SEAL)

SCOTT D. WEISS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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
Kristin Fecteau	Highlands Residential Mortgage	
(NAME) 105 Elmsford Court	(NAME) 12001 N. Central Expressway #750	172-5-A 6 CO
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Dallas, TX 75243	
(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, WE, **JOHN C. GLYNN, JR. AND KATHRYN A. GLYNN, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KRISTIN FECTEAU**, 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. 6 on the Plan of Phase One, Oakmont Subdivision, of record in plat Book 7900, pages 479 and 480, 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 John C. Glynn, Jr. and Kathryn A. Glynn, husband and wife, by deed from David K. Sparkman and wife, Jacqueline M. Sparkman, of record in Instrument No. 20010720-0077242, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2015 real property taxes; (b) all matters appearing on the plan of record in Book 7900, pages 479-480, said Register's Office; (c) restrictive covenants of record in Book 8850, page 631, Book 9453, page 119, Book 11484, page 619 and Instrument No. 20050616-0069202, said Register's Office; and (d) easements of record in Book 8671, page 98 and Book 8671, page 94, said Register's Office.

THIS instrument is being executed in behalf of **JOHN C. GLYNN, JR. AND KATHRYN A. GLYNN** pursuant to a Power of Attorney executed by same on the 4th day of June, 2015, and being filed for record in Instrument No. **20150611-0055249**, and being recorded simultaneously herewith.

unimproved
This is improved x property, known as 105 Elmsford Court, Brentwood, TN 37027
(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 10 day of June, 2015.

John C. Glynn Jr
by J Greg Hardeman

JOHN C. GLYNN, JR.

BY J. GREG HARDEMAN, ATTORNEY IN FACT

Kathryn A. Glynn
by J Greg Hardeman

KATHRYN A. GLYNN

BY J. GREG HARDEMAN, ATTORNEY IN FACT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 10th day of June, 2015, before me personally appeared J. Greg Hardeman, to me known to be the person who executed the foregoing instrument on behalf of John C. Glynn, Jr. and Kathryn A. Glynn and acknowledged that he executed the same as the free act and deed of John C. Glynn, Jr. and Kathryn A. Glynn.

Witness my hand and official seal at Nashville, Tennessee this 10th day of June, 2015.

Commission expires:

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 8, 2018

Kathy Snider
Notary Public

I, the undersigned, 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.

SCOTT D. WEISS

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public for this county and state SCOTT D. WEISS who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 7/2/18

Notary Public

LEE FILES KENNEDY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON