BILL GARRETT, Davidson County
Trans:T20150047094 DEEDWARRSP
Recvd: 06/15/15 10:16 2 pgs
Fees:13.00 Taxes:222.93

20150615-0056305

SPECIAL WARRANTY DEED

G-HOD-15-3295

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF June, 2015.

Notary Public

MY COMMISSION EXPIRES: 10/18/16
(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Richard Block	new owner	
(NAME)	(NAME)	**080-08-137.00**
1150 Shelton Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we **PRIMESTAR FUND I TRS, INC.,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **RICHARD BLOCK, A SINGLE PERSON,** hereinafter called the Grantee(s), their heirs and assigns, that 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. 166 on the Plan of Section Three, Bordeaux Hills (incorrectly referred to as Bordeau Hills on Quitclaim Deed of record in Instrument No. 20150528-0049350), of record in Plat Book 3600, Page 34, (incorrectly referred to as Plat Book 3800 on Quitclaim Deed of record in Instrument No. 20150528-0049350) 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 PRIMESTAR FUND I TRS, INC by Quitclaim Deed from Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as trustee for the Primestar-H Fund I Trust dated May 8, 2015 and filed May 28, 2015 of record in Instrument No. 20150528-0049350, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as trustee for the Primestar-H Fund I Trust by Successor Trustee's deed from Mark A. Baker, Successor Trustee of record in Instrument No. 20150501-0039614 Register's Office for Davidson County, Tennessee, dated April 22, 2015 and recorded on May 01, 2015.

This is
( ) unimproved
(X) improved

property known as **3295 Hinkle Drive Nashville, TN 37218**
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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. Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties express or implied are given by this SPECIAL WARRANTY DEED. 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 3rd day of June, 2015.

PRIMESTAR FUND I TRS, INC.

By:
Jamie Rand
Authorized Agent

STATE OF Florida
COUNTY OF Hillsborough

Before me, the undersigned Notary Public, personally appeared JAMIE RAND, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the AUTHORIZED AGENT of PRIMESTAR FUND I TRS, INC., the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as AUTHORIZED AGENT.

Witness my hand and official seal, this the 5th of June, 2015.

Notary Public Sharon M. Parmentier
My Commission Expires: 3/26/18
(SEAL)

SHARON M. PARMENTIER
NOTARY PUBLIC
Comm. # FF 99713
My Comm. Expires
Mar 26, 2018
STATE OF FLORIDA

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212