WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20150058851 DEEDWARR
Recvd: 07/20/15 11:12 2 pgs
Fees: 13.00 Taxes: 656.75
20150720-0070580

State of Tennessee
County of Shelby

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $177,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of July, 2015

Notary Public

MY COMMISSION EXPIRES: April 8, 2017

(AFFIX SEAL)

KATHERINE S. WRIGHT NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF SHELBY APRIL 08, 2017

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FREO, Tennessee LLC, a Delaware Limited Liability Company	FREO, Tennessee LLC, a Delaware Limited Liability Company	182060a03800 CO
(NAME)	(NAME)	
201North Franklin Street, Ste. 1750	201North Franklin Street, Ste. 1750	15011034
(ADDRESS)	(ADDRESS)	
Tampa, TN 33602	Tampa, TN 33602	TG#5356281
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, **Rodney Thweatt and spouse, Danielle Thweatt,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **FREO, Tennessee LLC, a Delaware Limited Liability Company,** 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. 38, on the Plan of Old Hickory Hills, Section One, a Planned Unite Development, Plat as show on Instrument No. 20011023-0115382, Register's office for said County, to which plan reference is here by made for more complete legal description.

Being the same property conveyed to Rodney Thweatt and spouse, Danielle Thweatt, by deed of record in Instrument Number 20030813-0116454, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 7890 Rainey Drive, Antioch, TN 37013
(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/our hands this 15th day of July, 2015.

Rodney Thweatt

Danielle Thweatt

State of Tennessee
County of Williamson

Personally appeared before me Rodney Thweatt and Danielle Thweatt, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 15th day of July, 2015.

Notary Public _____
My Commission Expires: _____

File No.: 9692

KASEY KELCHNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 01-24-2017

Return to:
REALTY TITLE & ESCROW CO.
6525 Quail Hollow Rd., Ste. 115
Memphis, TN 38120