BILL GARRETT, Davidson County
Trans:T20150063055 DEEDWARR
Recvd: 07/31/15 10:34 2 pgs
Fees:13.00 Taxes:534.65
20150731-0075645

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN156225

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $144,500.00

Jasmine Cockrell
AFFIANT

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of July, 2015

Tabatha Edwards
NOTARY PUBLIC

My commission expires: 4-30-15

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Justin Jackson Marquise Jackson 3705 Belle Oaks Dr. Antioch, TN 37013	Mortgage Investors Group 8320 E Walker Springs Ln. Knoxville, TN 37923	150 11 0 265.00

FOR AND IN CONSIDERATION of the sum of One Hundred Forty Four Thousand Five Hundred and 00/100 Dollars ($144,500.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **SARAH E. DORRIS**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **JUSTIN M. JACKSON AND MARQUISE S JACKSON, HUSBAND AND WIFE**, hereinafter called the Grantee(s), his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No. 2, on the Plan of Phase 1, Belle Oaks Subdivision, of record in Plat Book 6900, page 768, Davidson County Register's Office, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Sarah E. Dorris, by Deed dated January 17, 1997 and recorded January 23, 1997, of record in Book 10327, Page 34, and re-recorded by Deed of Correction dated January 29, 1998 and recorded February 4, 1998, of record in Book 10783, Page 174, in the Office of the Register of Deeds of Davidson County, Tennessee.

The address of the herein described property is believed to be 3705 Belle Oaks Drive, Antioch, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), his heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 29th day of July, 2015.

Sarah E. Dorris

SARAH E. DORRIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Sarah E. Dorris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 29th day of July, 2015.

Notary Public

David Webber

Printed Notary Name

My commission expires: 10/3/18

Return to:

Tennessee Nations Title
404 BNA Drive , Suite 307
Nashville, Tennessee 37217

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY