15-12512

BILL GARRETT, Davidson County
Trans:T20150069436 DEEDWARRSP
Recvd: 08/18/15 11:19 4 pgs
Fees:23.00 Taxes:298.41
20150818-0083022

This instrument prepared by:

Jennifer Pennell, Attorney
US Title
109 Daventry Lane
Louisville, KY 40223
502-893-4371
BPR: 019152

SPECIAL WARRANTY DEED

****

SENT TAX BILLS TO:
Richard Block
2550 Bethwood Dr
Nashville, TN 37207

ADDRESS OF NEW OWNERS(S) AS FOLLOWS:
Richard Block
2550 Bethwood Dr
Nashville, TN 37207

****

PROPERTY ADDRESS:

2550 Bethwood Dr, Nashville, TN 37207

****

MAP PARCEL NUMBERS: 061.13-0-038.00

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FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, **Reverse Mortgage Solutions, Inc.** (Grantor), has this day bargained and sold, and does hereby transfer and convey unto Richard Block ("Grantee"), its successors and assigns, certain real estate in **Davidson** County, Tennessee, described in Exhibit "A", which is attached hereto and incorporated herein by reference (the "Property").

This is improved property located on, 2550 Bethwood Dr, Nashville, TN 37207.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever.

The Grantor(s) further covenant lawful seizin of the estate hereby conveyed, with full right and power to convey the same, and that said estate is free of all encumbrances, except easements and restrictions of record, zoning laws, affecting said property, if any, and except State, County, City and School taxes assessed and payable in the year 2015, which taxes shall be prorated between the parties hereto as of the date hereof, and all subsequent taxes which Grantee(s) do hereby assume and agree to pay.

In Witness Whereof, Grantor has caused this Special Warranty Deed to be executed by its duly authorized Attorney in Fact on this the 24 day of June, 2015.

GRANTOR(S)

Reverse Mortgage Solutions, Inc.

By: Randall Reynolds

Title: AVP

STATE OF TEXAS

COUNTY OF HARRIS

Before me, a Notary Public in and for said County and State aforesaid, personally appeared, Randall Reynolds with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself/herself to be AVP and that he/she, as such, executed the foregoing instrument by signing the name of the company by himself/herself as AVP.

Witness my hand and seal at Office in Harris County, Texas, this 24 day of June, 2015.

Karen Maples

Notary Public: TX

My Commission Expires: _____

KAREN MAPLES
Notary Public, State of Texas
My Commission Expires
May 01, 2017

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

The actual consideration or value whichever is greater, for this transfer is ~~$.00~~ 80,650.00

Richard Block

Richard Block - Affiant

Subscribed and sworn to before me this the 30 day of JUNE, 2015

Notary Public

My Commission Expires: 11/6/2017

ALVIN JOHNSON, SR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

Being Lot No. 148 on the Plan of Shepardwood Subdivision, Section 2, as of record in Book 4460, Page 66, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description of said lot.

BEING the same property conveyed to Solonia P. Turner, an unmarried woman, by Quitclaim Deed dated September 30, 2010 and of record in Instrument Number 20101025-0085449, in the Register's Office for Davidson County, Tennessee.

FURTHER BEING the same property conveyed to Reverse Mortgage Solutions, Inc. by Trustee's Deed dated April 27, 2015 and of record in Instrument Number 20150429-0038456, in the Register's Office for Davidson County, Tennessee.

RETURN RECORDED DOCS TO:
US Title
109 Daventry Lane
Louisville, KY 40223