Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $135,000.00

Affiant

Subscribed and sworn to before me, this 10 day of ~~July~~ Aug 2015.

Notary Public
My Commission expires: 3-8-16

BILL GARRETT, Davidson County
Trans: T20150069857 DEEDWARR
Recvd: 08/19/15 10:57 2 pgs
Fees: 13.00 Taxes: 499.50
20150819-0083500

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Seanache Homes	New Owner	042-16-0- 129.00
~~129.00~~		
201 Donna Court		
Madison, TN 37115		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Robert E. Wood and Joyce A. Wood, married, as tenants in common with the right of survivorship,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Seanache Homes, Inc., a Nevada Corporation,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Blair Heights, Section IV of record in Plat Book 2331, Page 60, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Beginning at a point in the Easterly margin of Donna Drive at the corner of Lots Nos. 27 and 28; thence with the line between said lots Easterly 168.23 feet to a point; thence Northeasterly 170 feet to the South margin of Linda Lane; thence with the margin of the same Westerly 209.35 feet to the beginning of a curve; thence around said curve Southwesterly 51.75 feet to the East margin of Donna Drive; thence with the margin of the same Southerly 184.24 feet to the point of beginning.

Being the same property conveyed to Dottie R. Hamm, unmarried and Robert E. Wood and Joyce A. Wood, married, as tenants in common with the right of survivorship by Quitclaim deed from Dottie R. Hamm, unmarried of record in Instrument No. 200603221-0032246 Register's Office for Davidson County, Tennessee, dated March 10, 2006 and recorded on March 21, 2006. The said Dottie R. Hamm having since passed away leaving Robert E Wood and Joyce Wood as remaining tenants.

This property is improved property known as 201 Donna Court, Madison, TN, 37115

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 the 08/10/15.

Robert E Wood

Joyce A. Wood

Joyce A Wood

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robert E. Wood and Joyce A. Wood** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this the 08/10/15.

Notary Public

My Commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

FILE NO: 2015073809