WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150070511 DEEDWARR
Recvd: 08/20/15 15:54 2 pgs
Fees:13.00 Taxes:651.20

20150820-0084236

R-VRES-15-4622

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $176,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF AUGUST, 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, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jack Silverman and Wendy Deason	**Movement Mortgage, LLC**	
(NAME) **1410 McKinnie Avenue**	(NAME) **841 Seahawk Circle**	**051-15-0C-009.00-CO**
(ADDRESS) **Nashville, TN 37206**	(ADDRESS) **Virginia Beach, VA 23452**	
(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, I/we **CHRISTOPHER J. BOEHM AND JESSICA K. BOEHM, HUSBAND AND WIFE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **JACK SILVERMAN, UNMARRIED, AND WENDY DEASON, UNMARRIED, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVIORSHIP,** 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. 9 on the Plan of Cluster Lot Development, Revised Final Plat for Section 1, Walton Oaks Subdivision, as shown by Plat of record in Instrument No. 20011206-0134230, which revises Instrument No. 20011026-0117176 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 Christopher J. Boehm, unmarried and Jessica K. Walker, unmarried, as tenants in common with right of survivorship by Warranty deed from Shelley L. Bolyard, unmarried of record in Instrument No. 20111107-0086868 Register's Office for Davidson County, Tennessee, dated November 03, 2011 and recorded on November 07, 2011.
Being the same property conveyed to Christopher J. Boehm and Jessica K. Boehm, husband and wife by Quitclaim deed from Christopher J. Boehm and Jessica K. Walker, NKA Jessica K. Boehm of record in Instrument No. 20150218-0013848 Register's Office for Davidson County, Tennessee, dated February 11, 2015 and recorded on February 18, 2015.

This conveyance is subject to:
- Taxes for the year 2015.
- Plan of record as Instrument Number 20011026-0117176, as revised in Instrument Number 20011206-01343230, Register's Office of Davidson County, Tennessee.
- Plan of record in Plat Book 2, Page 54, Register's Office for Davidson County, Tennessee.
- Restrictive Covenants of record as Instrument Number 20010927-0104591 in the Register's Office for Davidson County, Tennessee.
- Judgment Order of Conveyance of record in Book 4111, Page 165, in the Register's Office for Davidson County, Tennessee.
- Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4121, Page 439, in the Register's Office for Davidson County, Tennessee.
- Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4129, Page 903, in the Register's Office for Davidson County, Tennessee.
- Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4129, Page 911, in the Register's Office for Davidson County, Tennessee.
- Agreement for Dedication of Easement for sanitary Sewers and/or Storm Drainage of record in Book 4139, Page 48, in the Register's Office for Davidson County, Tennessee.
- Deed of Conveyance of record in Book 4861, Page 449, in the Register's Office for Davidson County, Tennessee.
- Stormwater Detention Agreement of record in Instrument Number 20011011-0110937, in the Register's Office for DavidsonCounty, Tennessee.
- Subject to rights of others in and to the common areas and/or elements.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **4622 Saunders Avenue, Nashville, Tennessee 37216**.

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; 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 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/our hand(s) this the 19th DAY OF AUGUST, 2015.

Christopher J. Boehm

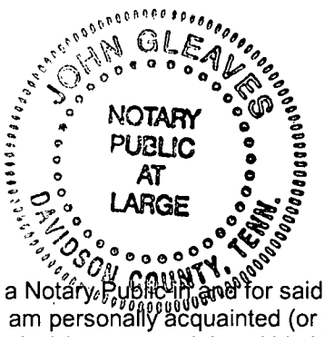
Jessica K. Boehm

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHRISTOPHER J. BOEHM, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th of August, 2015.

Notary Public
My Commission Expires: 3618
(SEAL)

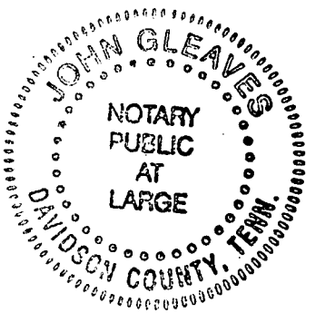


STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JESSICA K. BOEHM, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th of August, 2015.

Notary Public
My Commission Expires: 3618
(SEAL)



RETURN TO:
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Nashville, TN 37212