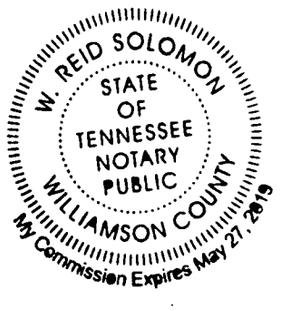
BILL GARRETT, Davidson County
Trans:T20150075047 DEEDWARR
Recvd: 09/02/15 15:07 2 pgs
Fees:13.00 Taxes:880.60
20150902-0089593

 (Notary Stamp)	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $238,000.00. Affiant Subscribed and sworn to before me, this 28th day of August, 2015. Notary Public My commission expires: 5-27-19

THIS INSTRUMENT PREPARED BY
Keith H. Solomon, Esquire
Solomon | Parks Title & Escrow, LLC
4025 Hillsboro Road # 601
Nashville, TN 37215

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Jennifer L. Dumas	Churchill Mortgage Corp.	**Map\Parcel: 102-03-0-031.00**
411 Starliner Court	761 Old Hickory Blvd., #400	
Nashville, TN 37209	Brentwood, TN 37027	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Paula A. Templeton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jennifer L. Dumas, an unmarried woman

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. 1030 on the Plan of Charlotte Park, Section 13 of record in Plat Book 2900, Page (s) 142 and 143, 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 Paula A. Templeton, unmarried by Warranty deed from James M. Brasel and wife, Linda J. Brasel of record in Book 8990, page 814, Register's Office for Davidson County, Tennessee, dated June 21, 1993 and recorded on June 23, 1993.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes which have been prorated or paid and assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.
Subject to all matters shown on the Plan of record in Plat Book 2900, Page(s) 142 and 143, Register's Office for Davidson County, Tennessee.
Restrictive Covenants of record in Book 3185, Page 544, in the Register's Office for Davidson County, Tennessee.
Easement of record in Book 3185, Page 544, in the Register's Office for Davidson County, Tennessee.
Charter of record in Book 2405, Page 559, in the Register's Office for Davidson County, Tennessee.

This is **improved** property known as 411 Starliner Court Nashville, TN 37209.

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 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 hand(s) this 28th day of August, 2015.

Paula A. Templeton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Paula A. Templeton the within named grantors, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of August, 2015.

Notary Public

My Commission Expires: 1-23-15

J CARLA IKARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

File #: 315210
RECORD & RETURN TO:
Solomon | Parks Title & Escrow, LLC
4025 HILLSBORO ROAD # 601
Nashville, TN 37215