Davidson County	DEEDWARR
Recvd: 09/14/15 15:01	2 pgs
Fees:13.00 Taxes:314.50	
20150914-0093198	

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th day of September, 2015.

Notary Public

MY COMMISSION EXPIRES: 10.5.2017

(AFFIX SEAL)

JULIA A. HIRT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 2742 N. Mt. Juliet Rd. , Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
John Philip Rodriguez	Quicken Loans, Inc.	044 09 0 031.00
(NAME)	(NAME)	
121 Rayon Dr.	1050 Woodward Ave	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Detroit, MI 48226	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Eighty-Five Thousand And No/100 Dollars ($85,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Robert Dejaeger, unmarried**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **John Philip Rodriguez, an unmarried man**, 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. 236 on the Map of Rayon City, Old Hickory, Tennessee, as of record in Book 843, Page 13, Register's Office for Davidson County, Tennessee; Lot No. 236 fronts 50 feet on the southeasterly side of Rayon Drive and runs back 149.2 feet of the northeasterly line and 149 feet on the southwesterly line to a 12 foot reserved strip showing 50 feet thereon.

Being the same property conveyed to Robert Dejaeger by Special Warranty Deed from The Bank of New York Mellon formerly known as The Bank of New York on behalf of CIT Home Equity Loan Trust 2002-2 dated September 20, 2010 and recorded September 28, 2010 as Instrument No. 20100928-0077200, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

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unimproved ☐

This is improved ☒ property, known as 121 Rayon Dr., Old Hickory, TN 37138

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, their heirs and assigns forever; and we do covenant with the said Grantees that we 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; 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 our hands this 11th day of September, 2015.

Robert Dejaeger

STATE OF TENNESSEE

COUNTY OF Wilson

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Robert Dejaegerthe within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th of September, 2015.

Notary Public

My Commission Expires: 10.5.2015

(SEAL)

JULIA A. HIRT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

True Copy Certification

I Anita L. Leach, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Anita L. Leach

State of Tennessee/County of Wilson SS:

Personally appeared before me, Shelly M Smith, a notary public for this County and State, Anita L. Leach, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

SHELLY M SMITH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-22-2018

Shelly M Smith

File Number: MTJ-153797