WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$160,000.00.**

Affiant

Subscribed and sworn to before me this 14th day of October, 2015.

Notary Public

My Commission expires: 8/5/18
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Yating Hu	Quicken Loans, Inc.	09205014700
2406 Morena Street	1050 Woodward Avenue	
Nashville, TN 37208	Detroit, MI 37211-6621	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Faleshia Harris,** hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Yating Hu, an unmarried woman, and Larry Oliver, an unmarried man,** their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 4 in W.T. Gaither's Subdivision of the Easterly half of Block 31 on the Plan of Midway, of record in Book 547, Page 87, Register's Office for Davidson County, Tennessee, Said Lot No. 4 fronts 50 feet on the Westerly side of 32nd Avenue North, formerly India Avenue and runs back between parallel line, 150 feet to an alley.

Being the same property conveyed to Edward Keel, from Bert Feinberg and Jiranya Feinberg, by deed on October 23, 2014, of record in Instrument Number 20141028-0099088, Register's Office for Davidson County, Tennessee. Said Edward Keel having since conveyed his interest to Faleshia Harris by Quitclaim deed dated 6/0/15 of record in Instrument Number 20150702-0064509, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2016 and subsequent years a lien, but not yet due and payable.
- Subject to all matters as shown on the Plan of record in Plat Book 547, page 87, Register's Office Davidson County, Tennessee.

This is improved property known as: **939 32nd Avenue North, Nashville, TN 37209**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

Davidson County DEEDWARR
Recvd: 10/19/15 09:42 2 pgs
Fees:13.00 Taxes:592.00
20151019-0105868

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 October 14, 2015.

Faleshia Harris

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Faleshia Harris** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this October 14, 2015

My commission expires 08/5/18

Notary Public

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 5-24-17

JULIE COONE STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.