Return To: 15-0442
Four Star Title, LLC
2506 N. Mt. Juliet Road
Mt. Juliet, TN 37122

THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

BILL GARRETT, Davidson County
Trans:T20150090462 DEEDWARR
Recvd: 10/23/15 11:11 2 pgs
Fees:13.00 Taxes:777.00
20151023-0108048

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 210,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF OCTOBER, 2015.

Notary Public

MY COMMISSION EXPIRES: 3-7-16

(AFFIX SEAL)

TONYA THOMAS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON

MY COMMISSION EXPIRES:

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kasey B. Frey and Dustin L. Frey	Community Mtg. LLC DBA Comm. Mtg Advisors	MAP 41-04
4032 Yoest Drive	9045 E. Valley View Pkwy Ste F	PARCEL 030.00
Nashville, TN 37207	Independence MO 64055	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, **Mario Calvo, joined by his spouse, Zuzanna Calvo,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kasey B. Frey and Dustin L. Frey, wife and husband**

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. 39 on the Plan of Dalemere Subdivision, Section - 3 of record in Plat Book 3300, Page 6, 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 Mario Calvo, a single man by Special Warranty deed from Wells Fargo Bank, N.A., as Trustee for Carrington Mortgage Loan Trust Series 2006-NC4 Asset Backed Pass Through Certificates of record in Instrument No. 20110715-0054298 Register's Office for Davidson County, Tennessee, dated June 02, 2011 and recorded on July 15, 2011.

Zuzanna Calvo, spouse of Mario Calvo, join in this conveyance.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **4032 Yoest Drive; Nashville, TN 37207.**

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, 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 our hands this the 16 day of October, 2015.

Mario Calvo

Zuzanna Calvo

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Mario Calvo and Zuzanna Calvo,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 16 day of October, 2015.

My Commission expires: 4-9-16

Notary Public

