WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150099387 DEEDWARR
Recvd: 11/23/15 10:40 2 pgs
Fees:13.00 Taxes:695.60
20151123-0118487

LINDA A GRAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. SEPT. 16, 2018

State of Tennessee
County of Shelby

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $188,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th day of November, 2015

Notary Public

MY COMMISSION EXPIRES: Sept. 16, 2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FREO of Tennessee, LLC, a Deleware Limited Liability Company	FREO of Tennessee, LLC, a Deleware Limited Liability Company	182060a2800co
(NAME)	(NAME)	
3111 W. Dr. Martin Luther King Jr., Blvd	3111 W. Dr. Martin Luther King Jr., Blvd	
(ADDRESS)	(ADDRESS)	
Tampa, FL 33607	Tampa, FL 33607	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Jeremiah O'Brien and Kelley O'Brien,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **FREO of Tennessee, LLC, a Deleware Limited Liability Company,** 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 Number 345, on the Final Plat for Cluster Lot Subdivision, Old Hickory Hills, Phase Three-Section One, as shown by plat appearing of record, in Instrument Number 20060420-0045296, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

This instrument is executed on behalf of Kelley O'Brien by Jeremiah O'Brien by Power of Attorney of record in Instrument No 20151123-0118486, said Register's Office.

Being the same property conveyed to Kelley O'Brien and spouse, Jeremiah O'Brien, by deed from The Secretary of Housing and Urban Development of record in Instrument No. 20120206-0010379, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 8801 Cressent Glen Ct., Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

RETURN TO
Realty Title
6525 N. Quail Hollow Rd #115
Memphis, TN 38120
(901) 260-4055
FILE NO. 1501692
TG# 5514029

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 my/our hands this 12th day of November, 2015.

Jeremiah O'Brien

Kelley O'Brien by Jeremiah O'Brien Attorney in Fact

State of Tennessee
County of Williamson

Personally appeared before me Jeremiah O'Brien, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 12th day of November, 2015.

Notary Public
My Commission Expires:

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-24-2017

State of Tennessee
County of Williamson

On this the 12th day of November, 2015, before me personally appeared Jeremiah O'Brien, the person who executed the foregoing instrument on behalf of Kelley O'Brien and who acknowledged that he executed the same as the free act and deed of the said Kelley O'Brien, through Power of Attorney granted him by the said Kelley O'Brien.

Notary Public
Commission Expires:

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-24-2017