Davidson County DEEDWARR Recvd: 01/12/16 08:52 3 pgs Fees:18.00 Taxes:456.95 **20160112-0002999**	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,500.00 Affiant Subscribed and sworn to before me, this 8th DAY OF January, 2016. Notary Public MY COMMISSION EXPIRES: 3/3/19 (AFFIX SEAL)

WARRANTY DEED

BH15-0805

CASSIE LOVVORN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Teresa Feliksa Burton	Quicken Loans, Inc.	
805 Oakwood Terrace Drive (ADDRESS)	1050 Woodward Ave. (NAME) (ADDRESS)	
Antioch, TN 37013-2734 (CITY) (STATE) (ZIP)	Detroit, MI 48226 (CITY) (STATE) (ZIP)	148-08-0-066.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we RODNEY L. ANDERSON ET UX BONNIE R. ANDERSON, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto TERESA FELIKSA BURTON , A SINGLE WOMAN, hereinafter called the Grantee(s), their heirs and assigns, that 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. 62 on the Plan of Section One, Oakwood Terrace of record in Plat Book 4460, Page(s) 54 and 55, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 62 fronts 65 feet on the Northern margin of Oakwood Terrace Drive and running back between parallel lines, the Western Lot line being 108.46 feet and the Eastern Lot line being 138.08 feet to a line in the rear measuring 72.85 feet thereon.

Being the same property conveyed to Rodney L. Anderson et ux Bonnie R. Anderson by Warranty deed from Joe A. Carson et ux Sharon K. Carson of record in Book 4949, page 744, Register's Office for Davidson County, Tennessee, dated September 08, 1975 and recorded on September 10, 1975.

This conveyance is subject to A) property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Plat Book 4460, Page 54 and 55, Book 4559, Page 72, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 805 Oakwood Terrace Drive , Antioch, Tennessee 37013-2734
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 8th day of January, 2016.

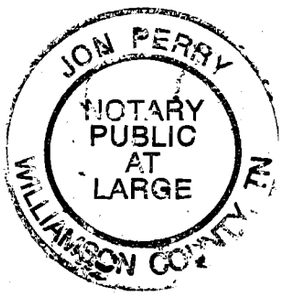
Rodney L. Anderson

Bonnie R. Anderson

STATE OF Tennessee
COUNTY OF Davidson

On this the 8th day of January, 2016, before me personally appeared Rodney L. Anderson et ux Bonnie R. Anderson to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 8th day of January, 2016.



Notary Public

My Commission Expires: 10-12-19

(SEAL)

RETURN TO:
Homeland Title, LLC
1896 General George Patton
Franklin, TN 37067
Phone: (615)599-9959

True Copy Certification

I, Cari Mule' 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 therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Cassie Lovvorn, a notary public for this county and state, Cari Mule', who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:03/03/2019

CASSIE LOVVORN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY