Warranty Deed

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$177,000.00
|
|Affiant

|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
| 8th day of February, 2016.
|
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 7.2.18
| (AFFIX SEAL)

DANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard Gilbert 4860 Rainer Drive Old Hickory, TN 37138	Mortgage Investors 750 Old Hickory Blvd Brentwood, TN 37027	064.08-0-033.00

For and in 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,

Jacqueline Michelle Winfield formerly known as Jamie M. McGlaughn, unmarried

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Richard Gilbert, a married 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, State of Tennessee, described as follows, to-wit:

Being all of Lot No. 391, Sherwood Forest Subdivision Section Four, as shown by Plat and Survey of record in Plat Book 4460, Pages 182 and 183, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Patrick Wade McGlaughn and Jamie M. McGlaughn, husband and wife, by Warranty Deed from Ronald Brown and Carolyn Brown, husband and wife, dated May 31, 2005, of record Instrument Number 20050608-0065201, Register's Office for Davidson County, TN. Property now vests in Jacqueline Michelle Winfield formerly known as Jamie M. McGlaughn by Quiclaim Deed from Patrick Wade McGlaughn dated January 27th, 2016, of record in Instrument Number 20160209-0012425, Register's Office for Davidson County, TN.

This conveyance is made subject to the following:

1) 2016 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as shown on Plat of record in Book 4460, Pages 182-183, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 4704, Page 448, Register's Office for Davidson County, Tennessee.
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **4860 Rainer Drive, Old Hickory, TN 37138**
(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 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 hand(s) this 8th day of February, 2016.

Jacqueline Michelle Winfield

BILL GARRETT, Davidson County
Trans:T20160010948 DEEDWARR
Recvd: 02/09/16 11:19 2 pgs
Fees:13.00 Taxes:654.90
20160209-0012426

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Jacqueline Michelle Winfield, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of February, 2016

NOTARY PUBLIC

My Commission Expires: 7.2.18

ZANA C. PETTY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076