WARRANTY DEED

RETURN TO
Realty Title
6525 N. Quail Hollow Rd #115
Memphis, TN 38120
(901) 260-4055

16010330 TG#5747439

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Shelby
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$173,000.00**

Affiant

Subscribed and sworn to before me, this ~~2nd~~ 3rd day of May, 2016

Notary Public

MY COMMISSION EXPIRES: 4-20-19
(AFFIX SEAL)

MELISSA T. MOORE
TENNESSEE NOTARY PUBLIC
My Comm Exp. April 20, 2019
COUNTY OF SHELBY

BILL GARRETT, Davidson County
Trans: T20160038310 DEEDWARR
Recvd: 05/09/16 10:44 3 pgs
Fees: 18.00 Taxes: 640.10
20160509-0045647

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

~~RS~~ AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FREO Tennessee LLC.	P. O. Box 4090	150-16-0A
(NAME)	(NAME)	(MAP)
P. O. Box 4090	Scottsdale, AZ 85261	085.00-CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Scottsdale, AZ 85261		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Cathy D. Archulet and husband, Kenneth M. Archulet, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto FREO Tennessee LLC, a Delaware Limited Liability Company, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Final Plat of Section Two; Windhaven Shores of record in Plat at Instrument No. 20031210-0176853, 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 Cathy D. Archulet and husband, Kenneth M. Archulet by Warranty deed from Classic Homes BOS, L. P. of record in Instrument No. 20050809-0093957 Register's Office for Davidson County, Tennessee.

Being also known as 2820 Windcrest Trail, Antioch, TN 37013-1481.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 2820 Windcrest Trl, Antioch, Tennessee 37013-1481

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 hand(s) this 28 day of April, 2016.

Cathy D. Archulet
Cathy D. Archulet

Kenneth M. Archulet
Kenneth M. Archulet

STATE OF CALIFORNIA
COUNTY OF _____

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Cathy D. Archulet; Kenneth M. Archulet with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at _____,(city) California, on this the _____ day of _____, 2016.

_____
Notary Public

My Commission Expires:

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Ventura)

On April 28, 2016 before me, Krisztina Modrovich, Notary
(insert name and title of the officer)

personally appeared Cathy D Archulet and Kenneth M Archulet
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she/~~they executed the same in ~~his/her/~~their authorized capacity(ies), and that by ~~his/her/~~their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

KRISZTINA MODROVICH
COMM. #2080692
Notary Public - California
Ventura County
My Comm. Expires Sep. 5, 2018

Signature Kristina Modrovich (Seal)