Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #16-1116

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/20/16 10:15 3 pgs
Fees:18.00 Taxes:1307.95
20160520-0050671

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Molly Walker and Ryan Whyte, wife and husband,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Jerry Driscoll and Patricia Driscoll, husband and wife,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Property situated in Davidson County, Tennessee, being Unit C, of The Valentino, a Condominium, as established in the Declaration of Covenants, Conditions and Restrictions establishing The Valentino, a Condominium, of record in Instrument No. 20130816-0086262, in the Register's Office for Davidson County, Tennessee, to which Declaration of Covenants, Conditions and Restrictions reference is hereby made for a more particular description of the property.

Being the same property conveyed to Molly Walker, a single person, by deed from First Place Development, LLC, dated June 25, 2014, of record in Instrument No. 20140630-0057108, Register's Office for Davidson County, Tennessee. Molly Walker is now married to Ryan Whyte. Ryan Whyte joins in conveyance to convey any and all marital interest in the property.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 940C Russell Street, Nashville, TN 37206.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 16th day of May, 2016.

Molly Walker by Aaron N. Noffsinger, Her Attorney in Fact
Molly Walker by Aaron Noffsinger,
Her Attorney-in-Fact

Ryan Whyte by Aaron N. Noffsinger, His Attorney in Fact
Ryan Whyte by Aaron Noffsinger,
His Attorney-in-Fact

State of Tennessee)
County of Davidson)

On this the 16th Day of May, 2016, before me personally appeared Aaron Noffsinger, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Molly Walker and Ryan Whyte, acknowledged that such persons executed the same as the free act and deed of Molly Walker and Ryan Whyte.

Notary Public

My commission expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON TN DAVIDSON COUNTY STATE OF TENNESSEE NOTARY PUBLIC

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 353,500.00.

Affiant

Sworn and subscribed before me on this the 16th day of May, 2016.

Notary Public

My Commission Expires: 3/3/19

CASSIE LOVVORN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Jerry Driscoll 940C Russell Street Nashville, TN 37206	Mortgage Investors Group	82-16-0L-003.00

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, Pam Smithson, 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: 03/20/2018

