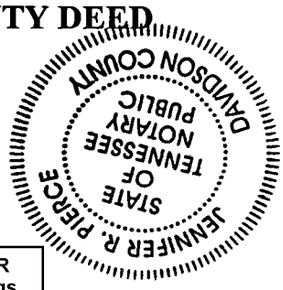
WARRANTY DEED



Davidson County DEEDWARR
Recvd: 06/01/16 16:13 3 pgs
Fees:18.00 Taxes:314.50
20160601-0055284

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$85,000.00.**

LeAnn Maloney
Affiant

Subscribed and sworn to before me this 1st day of May, 2016.

Notary Public
My Commission expires: 11-6-17
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Rodney Graves	Movement Mortgage LLC	049-16-0A-071.00CO
1303 Rock Creek Trace	841 Seahawk Circle	
White's Creek, TN 37189	Virginia Beach, VA 23452	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Donald Wayne LaStrappe and wife, Deborah L. LaStrappe,** hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Rodney Graves, unmarried and Clarence Eugene Graves Jr., unmarried, as joint tenants with rights of survivorship** their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, being Lot No. 17 on the Plan of Willow Trace Subdivision, Phase Two, of record in Plat Book 7900, Page 46, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Donald Wayne LaStrappe and wife, Deborah L. LaStrappe from W.H. Dorris and R.B. Huffine by Warranty Deed on April 24, 1998, of record in Book 10901, Page 957, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2016 and subsequent years a lien, but not yet due and payable.
- Subject to all matters as shown on the Plan of record in Plat Book 7900, Page 46, as amended in Book 9993, Page 762, Register's Office for Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 7777, Page 162, amended in Book 7777, Page 180; Book 7483, Page 791 and Book 8023, Page 692, Register's Office for Davidson County, Tennessee.
- Subject to all matters on boundary plat of record in Plat Book 7900, Page 13, Register's Office for Davidson County, Tennessee.
- Subject to lien for special assessments as contained in the restrictions; Subject to rights of others in and to the common areas and elements.

This is improved property known as: **1303 Rock Creek Trace, White's Creek, TN 37189**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this May 26, 2016.

Donald La Strappe
Donald Wayne LaStrappe

Deborah L. La Strappe Atty
Deborah L. LaStrappe by Donald Wayne LaStrappe as Attorney in Fact
By Donald Wayne La Strappe as Atty in Fact

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Donald Wayne LaStrappe** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this May 26, 2016

My commission expires 11-6-17

Notary Public

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared Donald Wayne LaStrappe, with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the Attorney-in-fact for Deborah L. LaStrappe, the within named bargainor(s), and that he as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Deborah L. LaStrappe, the bargainor(s), by the said Donald Wayne La Strappe, as Attorney-in-Fact.

WITNESS my hand and seal, this 26th day of May, 2016.

My Commission Expires: 11-6-17

NOTARY PUBLIC

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, 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 herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 11-5-2018

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE