BILL GARRETT, Davidson County
Trans: T20160050593 DEEDWARR
Recvd: 06/15/16 09:42 2 pgs
Fees: 13.00 Taxes: 2201.50
20160615-0060451

RECORD AND RETURN TO:
VICTORY TITLE & ESCROW, LLC
695 PRESIDENT PL., STE. 203
SMYRNA, TN 37167
VT-160400160

WARRANTY DEED

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$595,000.00~~ **

**$ 595,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the 27th day of May, 2016

Notary Public

MY COMMISSION EXPIRES: 6/2/2018

THIS INSTRUMENT WAS PREPARED BY
VICTORY TITLE & ESCROW, LLC, 695 PRESIDENT PL., STE. 203, SMYRNA, TN 37167

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard Bobos and Adrienne Bobos	GUARANTEED RATE, INC	~~104-02-0-176.00~~
3103 Belwood St	3940 N. Ravenswood	104-02-O-176.00
Nashville, TN 37203	Chicago, IL 60613	

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,

Gregory Lammert and wife, Jamie Lammert

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Richard Bobos and wife, Adrienne Bobos

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, Tennessee, being Lot No. 131 on the Revised Map of West End Park, as of record in Book 421, Pages 82 and 83, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more accurate and complete description.

BEING the same property conveyed to Gregory Lammert, an unmarried man, by Warranty Deed from Brent E. Woodard, dated 8/28/06 and recorded 8/30/06 in Instrument No. 20060830-0107188, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

This is improved (X) property known as **3103 Belwood St, Nashville, TN 37203**
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 our hands this 27th day of May, 2016.

Gregory Lammert

Jamie Lammert

Jamie

STATE OF CA
COUNTY OF Madera

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gregory Lammert and Jamie Lammert the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Oakhurst CA this 27th day of May, 2016.

Commission Expires: Dec. 26, 2019

Notary Public

RONN HENDERSON
Commission # 2138499
Notary Public - California
Madera County
My Comm. Expires Dec 26, 2019