WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160058315 DEEDWARR
Recvd: 07/08/16 11:53 2 pgs
Fees:13.00 Taxes:1019.74
20160708-0070094

O-KW-16-213-T

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,605.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF JULY, 2016.

Notary Public

MY COMMISSION EXPIRES: 10/16/16

(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Kyle K. Campey and Leslie M. Campey	**Shelter Lending Services, LLC**	
(NAME)	(NAME)	**033-06-0A- 053.00-CO**
213 Solitude Circle	**4000 W. Brown Deer Road, Suite E**	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072-4136	**Brown Deer, WI 53209**	
(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, **MORGAN HOMES INC,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **KYLE K. CAMPEY AND LESLIE M. CAMPEY, HUSBAND AND WIFE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that 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. 88 on the Plan of Final Plat of Echo Hill Estates, Section Four of record in Plat at Instrument No. 20050127-0010265, 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 Morgan Homes, Inc. by Quitclaim Deed from J.D. Eatherly for Eatherly Properties being recorded simultaneously herewith in Instrument number 20160708-0070093 Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

- Taxes for the year 2016 a lien, not yet due and payable.
- Subject to all matters shown on the Plan of record as Instrument Number 20050127-0010265, Register's Office of Davidson County, Tennessee;
- Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 7489, Page 988; Book 7699, page 949; Book 8612, page 821 and Book 9083, page 26, Register's Office for Davidson County, Tennessee;
- Charter of Echo Hills of record in Book 7495, Page 177, articles of amendment of recorded in Book 7703, page 641, in the Register's Office for Davidson County, Tennessee;
- QuitClaim Deed for common areas to Echo Hills of record in Book 7704, Page 773 and Book 7704, page 776, in the Register's Office for Davidson County, Tennessee;
- Subject to rights of others in and to the common areas and/or elements;
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **213 Solitude Circle , Goodlettsville, Tennessee 37072-4136**.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 the 5th DAY OF JULY, 2016.

Morgan Homes Inc

BY: _____
Ed Morgan
President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 5th JULY, 2016 ~~of June, 2016~~. NK

_____
Notary Public
My Commission Expires: 8/20/19
(SEAL)

NATHAN KEITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212