This instrument prepared by:
Fidelity Residential Solutions
7161 Bishop Road, Suite 250
Plano, TX 75024
771323 2016-14565
Terry Chandler

BILL GARRETT, Davidson County
Trans:T20160065888 DEEDWARR
Recvd: 08/01/16 12:30 3 pgs
Fees:18.00 Taxes:1285.75
20160801-0079043

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	
Thomas Johnson and Erica O'Rock	New Owner	
3573 Fair Meadows Dr.		
Nashville, TN 37211		

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Robert Major ad Iveth Major, husband and wife,** have this day bargained and sold, and do hereby transfer and convey unto the said **Thomas Johnson and Erica O'Rock, husband and wife,** the Grantees herein, their (successors), heirs and assigns, certain real estate in Williamson County, Tennessee as follows:

See Attached Exhibit "A".

STATE OF TENNESSEE

COUNTY OF Williamson The actual consideration or value whichever is greater, for this transfer is $347,500.00

Affiant _____

Subscribed and sworn to before me this the 29th day of July, 2016.

_____
Notary Public

My commission expires:

(Affix Seal)

JIMMY R VANDERPOOL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 03-15-2020

This is improved property known as 3573 Fair Meadows Drive, Nashville, TN 37211.

This is unimproved ( ), known as 3573 Fair Meadows Drive, Nashville, TN 37211
improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand this 5th day of July, 2016, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X _____
Robert Major

X _____
Iveth Major

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, William T. Gentry, a Notary Public in and for said County and State, Robert Major, the within named bargainor Married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that Both above executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of July, 2016.

✓ _____
Notary Public
My Commission Expires: ✓02/19/18

(This area for official notarial seal)

WILLIAM T. GENTRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, William T. Gentry, a Notary Public in and for said County and State, Iveth Major, the within named bargainor Married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that Both above executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of July, 2016.

✓ _____
Notary Public
My Commission Expires: ✓02/19/18

(This area for official notarial seal)

WILLIAM T. GENTRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

LEGAL DESCRIPTION

EXHIBIT "A"

Being Lot No. 146, BROOKVIEW FOREST Subdivision, Phase 3, Revision 1, as shown on plat of record in Plat #20051025-0128969, revised in #20050919-0112306, in the Register's Office, Davidson County, TN, to which plat reference is hereby made for a more complete description of said property.

For information purposes only:

Map/Parcel ID Number: 180-04-0B-088.00CO

BEING the same property conveyed to Robert Major and Iveth Major, husband & wife by Quit Claim Deed from Robert Major, dated June 26, 2007, recorded September 06, 2007, as Document No. 20070906-0106964, Register's Office of Davidson County, Tennessee.