G-28768-5 Box-14

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160066696 DEEDWARR
Recvd: 08/03/16 09:32 2 pgs
Fees:13.00 Taxes:303.07
20160803-0080027

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $81,910.00.

Affiant

Subscribed and sworn to before me, this the 2nd day of August, 2016.

Notary Public

My commission expires:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Preston Gentry Akers	**Wells Fargo Home Mortgage**	**075-07-0-224.00**
801 Rachel's View Way	**1 Home Campus** **Attn: Reinstatements X2302-04C**	
Hermitage, TN 37076	**Des Moines, IA 50328**	

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, I,

Michael Lynn Morelock, unmarried

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Preston Gentry Akers, an unmarried man

HEREINAFTER CALLED THE GRANTEE, HIS 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. 49A, on the Plan of Rachel's Square, Section Two, Zone Lot Division of Lots 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 64, 65, 67, 68, 69, 71, 72, 73, 75, 76, 77, 79 of record in Plat Book 6250, page 541, Register's Office for DAVIDSON County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Michael Morelock, married, by Warranty Deed from Karen DePriest, unmarried, dated May 23, 2006, of record in Instrument 20060524-0060860, Register's Office for Davidson County, Tennessee. The said Wednesday C. Morelock, unmarried having Quitclaimed all her interest in said property to Michael Morelock, unmarried of record in Instrument 20090908-0084198, dated August 20, 2009.

THE conveyance subject to the following: (1) Subject to Rules and Regulation in Book 11627, Page 594, said Register's Office. (2) Charter of Rachel's Square Homeowner's Association, of record in Book 6683, Page 576, said Register's Office. (3) 2016 taxes, a lien not yet due and payable. (4) Deed of Trust in Instrument No.20090908-0084199, said Register's Office.

This is improved property, known as **801 Rachel's View Way, Hermitage, TN 37076**

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 that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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.

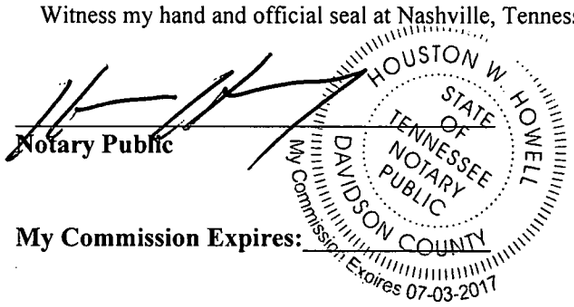
Witness my/our hand(s) this **2nd** day of **August, 2016.**

Michael Lynn Morelock

STATE OF TENNESSEE)
COUNTY OF DAVDISON)

Personally appeared before me, a Notary Public of said County and State, **Michael Lynn Morelock,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **2nd** day of **August, 2016.**



Notary Public

My Commission Expires: