Davidson County DEEDWARR Recvd: 09/21/16 08:12 3 pgs Fees:18.00 Taxes:632.70 **20160921-0099164**	STATE OF TENNESSEE COUNTY OF WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is $171,000.00. Karen S Fulton Affiant Subscribed and sworn to before me, this the 12th day of September, 2016. Sheri Engel Notary Public My commission expires: January 5, 2020

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

SHERI ENGEL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Information for Reference Purposes:
Joshua Belcher	Movement Mortgage, LLC	**150-08-0-123.00**
1221 Huntingboro Court	841 Seahawk Cir.	
Antioch, TN 37013-4949	Virginia Beach, VA 23452	

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Michael Fitzsimons and Elizabeth M. Fitzsimons, husband and wife, as tenants by the entirety

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Joshua E. Belcher and Sarah G. Belcher, husband and wife

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 459 on the Plan of Final PUD Plan Phase I, Somerset of record in Plat Book 6900, Page (s) 690 and 691, 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 Michael Fitzsimons and Elizabeth M. Fitzsimons, husband and wife, as tenants by the entirety by Warranty deed from A. L. Hodges, a married person and Michael E. Phipps, a married person of record in Instrument No. 20040323-0032895 Register's Office for Davidson County, Tennessee, dated March 22, 2004 and recorded on March 23, 2004.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (__X__) unimproved (____) property known as 1221 Huntingboro Court, Antioch, TN 37013-4949.

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 HANDS EFFECTIVE AS OF September 12, 2016:

Michael Fitzsimons by Eamon McLoughlin ATTORNEY IN FACT
Michael Fitzsimons, by Eamon McLoughlin, Attorney-in-Fact

Elizabeth M Fitzsimons by Eamon McLoughlin ATTORNEY IN FACT
Elizabeth M. Fitzsimons, by Eamon McLoughlin, Attorney-in-Fact

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STATE OF TENNESSEE	)	**ACKNOWLEDGEMENT FOR**
	)	**SIGNATURE MADE BY**
COUNTY OF WILLIAMSON	)	**ATTORNEY-IN-FACT**

Personally appeared before me, a Notary Public of said County and State, EamonMcLoughlin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be the attorney-in-fact for Michael Fitzsimons and Elizabeth M. Fitzsimons ("Principal"), the within named grantor, and that he/she executed the within instrument for the purposes therein contained by signing his/her name on behalf of Principal as the attorney-in-fact.

Witness my hand, at office, this the 12th day of September, 2016.

My Commission Expires: 5/25/20

Notary Public

20161426R

DORA L. MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

MARY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY