RECORD & RETURN TO:
Midtown Title, LLC
1704 Charlotte Ave., Ste 105
Nashville, TN 37203
File No. E16-5232

BILL GARRETT, Davidson County
Trans: T20160087172 DEEDWARR
Recvd: 10/04/16 11:48 2 pgs
Fees: 13.00 Taxes: 1161.80
20161004-0104519

AMANDA VAUGHN
State of Tennessee
Notary Public
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is $314,000.00 (Three Hundred Fourteen Thousand).

AFFIANT

Subscribed to and sworn before me this 30th day of September, 2016.

NOTARY PUBLIC MY COMMISSION EXPIRES: 5/5/2020

(NOTARY SEAL)

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO: GRISSIM TITLE & ESCROW, LLC. 1222 17th Avenue South, Nashville, TN. 37212		
ADDRESS NEW OWNER(S) AS FOLLOWS:	**SEND TAX BILLS TO:**	**MAP-PARCEL NUMBER:**
Fernando Fourquet and Rachel Fourquet 4214 Lone Oak Road #4214 Nashville, TN 37215	Quicken Loans Inc. 1050 Woodward Avenue Detroit, MI 48226	131030D00200CO

WARRANTY DEED

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, I/WE, **LAURA L. DECK, AN UNMARRIED WOMAN,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **FERNANDO FOURQUET AND RACHEL FOURQUET, HUSBAND AND WIFE,** HEREINAFTER CALLED THE GRANTEE(S), 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. Unit B, together with appurtenant interest in the common elements in the Lone Oak Park Condominiums, a horizontal property regime established by Master Deed of record in Book 6108, page 322, Register's Office for Davidson County, Tennessee, said Unit being depicted on the aforementioned Master Deed and being located upon Lot No. 1 on the Plan of Lone Oak Park of record in Plat Book 5800, Page 211, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Laura L. Deck, unmarried, by deed from Kathy Ann Ott, unmarried, dated February 27, 2004 and recorded March 4, 2004 in Instrument No. 20040304-0024709, Register's Office for Davidson County, Tennessee.

Being also known as 4214 Lone Oak Road, Nashville, Tennessee 37215.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(X) IMPROVED ( ) UNIMPROVED	Property known as: 4214 LONE OAK ROAD #4214 NASHVILLE, TN 37215

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. 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.

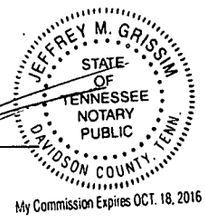
WITNESS, this 30th day of September, 2016

Laura L. Deck

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 30th day of September, 2016, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Laura L. Deck** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 30th day of September, 2016.



Notary Public

My Commission Expires OCT. 18, 2016

Commission Expires: _____