BILL GARRETT, Davidson County
Trans:T20160094539 DEEDWARR
Recvd: 10/26/16 11:13 2 pgs
Fees:13.00 Taxes:370.00

20161026-0113144

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $100,000.00

Affiant

ANNETTE BELYEA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Subscribed and sworn to before me, this 10th day of October, 2016.

Notary Public
My commission expires: 9-19-18

Address of New Owner:	Send Tax Bills to:	Tax Information
Buying Houses LLC 2000 Mallory Lane, Suite 130-315 Franklin, TN 37067	New Owner	108-12-0-013.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Jessica Luchini, unmarried,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Buying Houses LLC, a Tennessee limited liability company,** 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:

Land in Davidson County, Tennessee, being Lot No. 33-A on the Plan of Zone Lot Division Lots 33, 34, 59, 60, Section 3 of East Lake Subdivision, of record in Plat Book 5200, Page 342 and revised in Plat Book 5200, Page 678, 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 Jessica Luchini, unmarried by Warranty deed from Revision Homes, LLC of record in Instrument No. 20140313-0021162 Register's Office for Davidson County, Tennessee, dated March 07, 2014 and recorded on March 13, 2014.

This property is improved property known as **3224 Lakeford Drive, Nashville, TN, 37214.**

This conveyance is subject to the following: (1) Subject to all matters shown on the Plan of record in Plat Book 5200, Page 342, as amended in Book 5200, Page 678; (2) Restrictions of record in Book 6005, Page 147 and Book 6079, Page 648but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons; All of record in the Register's Office for Davidson County, Tennessee.

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this the 10th day of October, 2016.

Jessica Luchini

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at this the 10th day of October, 2016.

Annette Belyea
Notary Public

My Commission expires: 9-19-18

ANNETTE BELYEA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

FILE NO: 2016084710