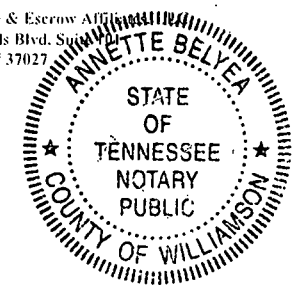
Prepared by:
Tennessee Title & Escrow Affiliates
7105 Crossroads Blvd. Suite 101
Brentwood, TN 37027



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $120,400.00

Affiant

Subscribed and sworn to before me, this 13th day of January, 2017

Annette Belyea
Notary Public
My commission expires: 9-19-18

Address of New Owner:	Send Tax Bills to:	Tax Information
Alfredo Herrera	CMG Mortgage, Inc.	049-16-0A-041.00-CO
1115 Brook Manor Drive East	3160 Crow Canyon Road, Ste. 400	
Whites Creek, TN 37189	San Ramon, CA 94583	

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, **Trey Cain, Trustee of The 1115 Brook Manor Drive Trust,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Alfredo Herrera and Silvia Rosa Herrera De Diaz,** 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. 47 on the Plan of Willow Trace Subdivision, Phase Two of record in Plat Book 7900, Page 46, 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 Trey Cain, Trustee of The 1115 Brook Manor Drive Trust, from Antonio D. Carter, an unmarried person, by Warranty Deed and recorded on October 26. 2016 of record Instrument Number 20161026-0113089, Registers Office for Davidson County, Tennessee.

Being the same property conveyed to Antonio D. Carter, an unmarried person by Warranty Deed from Anita Lyn Goad Mabrouk of record in Instrument Number 20011206-0134441, Register's Office for Davidson County, Tennessee, dated November 30, 2001 and recorded on December 6, 2001.

Being also known as 1115 Brook Manor Drive East, Whites Creek, Tennessee 37189.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 1115 Brook Manor Drive East, Whites Creek, TN 37189

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.

BILL GARRETT, Davidson County
Trans:T20170007160 DEEDWARR
Recvd: 01/25/17 10:38 2 pgs
Fees:13.00 Taxes:445.48
20170125-0008089

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 13th day of January, 2017.

1115 Brook Manor Drive Trust

By: _____
Trey Cain
Its: Trustee

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 **Trey Cain, Trustee of The 1115 Brook Manor Drive Trust**, 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 Brentwood, Tennessee, this the 13th day of January, 2017.

_____
Notary Public

My Commission expires: 9-19-18

FILE NO: 2016124955

ANNETTE BELYEA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON