Davidson County DEEDWARR Recvd: 03/20/17 10:48 3 pgs Fees:18.00 Taxes:684.50 **20170320-0026780**	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00 Affiant Subscribed and sworn to before me, this 17th DAY OF March, 2017. Notary Public MY COMMISSION EXPIRES: 5/13/2020 (AFFIX SEAL)
WARRANTY DEED RMM17-4037	
THIS INSTRUMENT WAS PREPARED BY Homeland Title, LLC 1896 General George Patton Drive Franklin, TN 37067	

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jacob Burton		
4037 Navaho Trail (ADDRESS)	Summit /funding (NAME) 2241 Harvard Street ~~Sacramento, CA 95815~~ (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	148-15-0-135.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we ANDREW ROLLEY, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JACOB BURTON, A SINGLE MAN, hereinafter called the Grantee(s), their heirs and assigns, that 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. 23 on the Plan of Apache Hills, Section Five, Part Two, of record in Plat Book 5050, Page 39, 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 Stephanie Cordray and husband, James Cordray by Warranty Deed from Daryl L. Monk and Charlotte E. Monk, married, of record in Instrument No. 20041022-0127558, Register's Office for Davidson County, Tennessee, dated October 18, 2004 and recorded on October 22, 2004.

The said James Cordray having since died on November 8, 2016 leaving Stephanie Cordray surviving tenant by the entirety.

Being the same property conveyed to Andrew Rolley, married by Warranty Deed from Stephanie Cordray, a single person, of record in Instrument No. 20161208-0128875, Register's Office for Davidson County, Tennessee, dated December 7, 2016 and recorded on December 08, 2016.

Grantor never occupied said property as his primary residence.

This conveyance is subject to A) property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Plat Book 5050, Page 39, Book 5040, Page 357; Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4037 Navaho Trail , Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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 hand(s) this 17th day of March, 2017.

Andrew Rolley

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Williamson

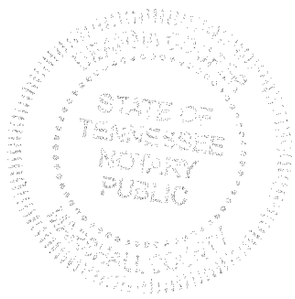
On this the 17th day of March, 2017, before me personally appeared Andrew Rolley, married to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 17th day of March, 2017.

Deanna Cooper
Notary Public

My Commission Expires: 5/13/2020

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton
Franklin, TN 37067
Phone: (615)599-9959

True Copy Certification

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

Alyssa Rayne

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Ashley Ann Reiss, a notary public for this county and state, Alyssa Rayne who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ashley Ann Reiss

Notary's Signature

My Commission Expires: 2/9/2020

Notary' Seal (if on paper)

