WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/28/17 12:08 3 pgs
Fees:18.00 Taxes:4070.00
20170328-0030103

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $1,100,000.00.

Joanna Jordan Conley
Affiant

Subscribed and sworn to me on 03/27/17.

Brenda Zitzman
NOTARY PUBLIC
My Commission Expires: 11-6-2017

BRENDA ZITZMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Joanna Jordan Conley 906 DORSET DRIVE Brentwood, TN 37027	SIRVA Mortgage, Inc. 6200 Oak Tree Blvd., Suite 300 Independence, OH 44131	159100C00200CO

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, TriMark Builders, LLC, a Tennessee limited liability company, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Joanna Jordan Conley and Richard Matthew Conley, wife and husband, hereinafter called **"GRANTEES,"** their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Unit B, as established in Declaration of Covenants, Conditions and Restrictions for Dorset Enclave, a Horizontal Property Regime with Private Elements of record at Instrument No. 20140227-0017057, in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "C" to which Master Deed reference is hereby made for a more particular description of said property.
>
> Being the same property conveyed to TriMark Builders, LLC, a Tennessee limited liability company by Special Warranty Deed from GWP Land Partners, a Tennessee general partnership, consisting of Michael A. Hartley, Steven D. Ezell and GWP Land Development, LLC a Tennessee limited liability company, recorded on the 18th day of November, 2014 in Instrument No. 20141118-0106254, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 906 DORSET DRIVE, Brentwood, Tennessee 37027.

The conveyance of the above-described parcel of land is subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

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, their successors and assigns, forever, and GRANTOR does covenant with the said GRANTEES they 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 GRANTOR does further covenant and bind itself, its heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, their successors 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 our hands on March 27th, 2017.

TriMark Builders, LLC

By: Michael A. Hartley Secretary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On March 27th, 2017 before me personally appeared Michael A. Hartley, to me known (or proved to me on the basis of satisfactory evidence) to be the person herein described, and who, upon oath, acknowledged himself to be an authorized representative and Secretary and Member of TriMark Builders, LLC the within named bargainor, and that he as such authorized representative and Secretary and Member executed the foregoing instrument for the purposes therein contained by signing the name of the company by himself as such authorized representative and Secretary and Member.

Witness my hand and official seal on 03/27/17

NOTARY PUBLIC

My Commission Expires: 11-6-2017

BRENDA ZITZMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, John Cobb Rochford, 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 a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Zitzman, a notary public for this county and state, John Cobb Rochford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

BRENDA ZITZMAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary's Signature

My Commission Expires: 11-6-2017