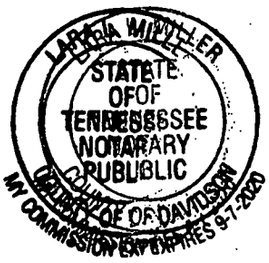
WARRANTY DEED



STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $140,000.00.

Affiant

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

NOTARY PUBLIC

My Commission Expires: 9-7-2020

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 #
Jeremy Scott Little 520 Norton Ave Nashville, TN 37207	CHURCHILL MORTGAGE CORP 761 OLD HICKORY BLVD STE 400 BRENTWOOD, TN 37027	071 08 0 177.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Alden Horton, III d/b/a Horton Properties Partnership, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Jeremy Scott Little and Brandy Leigh Little, hereinafter called **"GRANTEES,"** their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Lot 98, Plan of Joywood Heights, Section 1, as shown on plat of record in Plat Book 1130, page 91, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Alden Horton, III, d/b/a Horton Properties Partnership by Warranty Deed from Lenore Rosenblatt, unmarried, dated February 23, 2015, of record in Instrument 20150225-0016289, Register's Office of Davidson County, Tennessee

This is improved property, known as 520 Norton Ave Nashville, TN 37207.

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 GRANTEES, 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, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind himself, his 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 03/27/17.

BILL GARRETT, Davidson County
Trans:T20170026756 DEEDWARR
Recvd: 03/30/17 10:05 2 pgs
Fees:13.00 Taxes:518.00
20170330-0030947

Alden Horton, III
d/b/a Horton Properties Partnership

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On 03/27/17, before me personally appeared Alden Horton, III d/b/a Horton Properties Partnership, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described herein and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

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

NOTARY PUBLIC

My Commission Expires: 11-6-2017

