(1)

Warranty Deed

BILL GARRETT, Davidson County Trans:T20170027247 DEEDWARR Recvd: 03/31/17 10:46 2 pgs Fees:13.00 Taxes:1442.63 20170331-0031503	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $389,900.00. Affiant Subscribed and sworn to before me, this the 27th day of March, 2017. Notary Public My commission expires: 3/3/19

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Marc Zawko	CHURCHILL MORTGAGE CORPORATION	
5807 Carl Place	761 OLD HICKORY BLVD. #400	091-06-0B-002.00-CO
Nashville, TN 37209	BRENTWOOD TN 37027	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **KINGDOM HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARC ZAWKO, A SINGLE MAN**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit B, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Homes at 1008 Trice Drive, A Horizontal Property Regime with Private Elements of record as Instrument No. 20160504-0044049, and being shown on Plat attached thereto as Exhibit "B", 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 a portion of the same property conveyed to Rodney A. Dickens and wife, Angela S. Dickens by Warranty deed from Sam David Jones and wife, Mary A. Jones of record in Book 10525, page 867 Register's Office for Davidson County, Tennessee, dated July 08, 1997 and recorded on July 11, 1997.

Being a portion of the same property conveyed to Kingdom Homes, LLC, a Florida limited liability company by Warranty deed from Rodney A. Dickens and wife, Angela S. Dickens of record in Instrument No. 20160504-0044046 Register's Office for Davidson County, Tennessee, dated April 29, 2016 and recorded on May 04, 2016.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 5807 Carl Place, Nashville, TN 37209.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and

forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 27th day of March, 2017.

Kingdom Homes, LLC, a Florida Limited Liability Company

Managing Member.

Luciana Aliaga, Managing Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Luciana Aliaga, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Managing Member of Kingdom Homes, LLC, a Florida limited liability company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 27th day of March, 2017.

Notary Public

My Commission Expires: 7-2-18

