WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170033110 DEEDWARR
Recvd: 04/19/17 15:22 2 pgs
Fees:13.00 Taxes:482.48
20170419-0038528

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $130,400.00.

Ginger A Dickey
Affiant

Subscribed and sworn to me on 04/14/17.

Kayla R. Anderson
NOTARY PUBLIC
My Commission Expires: 11-20-18

KAYLA R. ANDERSON
STATE OF TENNESSEE
NOTARY PUBLIC
MACON 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 #
Mahogany Moore 1542 Ocoee Trail Madison, TN 37115	Quicken Loans 1050 Woodard Ave. Detroit, MI 48226	063 02 0 094.00

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, Alden Horton III and wife, Juli G. Horton, hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents do transfer and convey unto Mahogany Moore, a married woman and Micheal Smith, a married man, hereinafter called **"GRANTEES,"** their successors 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 154, SECTION 5, NAWAKWA HILLS, POWWOW ADDITION, as shown on plat of record in Plat Book 974, Page 26, in the Register's Office, 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 and wife, Juli G. Horton by Warranty Deed from Strategic Wealth Associates, LLC, a Wyoming limited liability company, dated September 30th, 2014, recorded on the 3rd day of October, 2014 in Instrument No. 20141003-0092039, in the Register's Office of Davidson County, Tennessee.
>
> This is improved property known as 1542 Ocoee Trail, Madison, Tennessee 37115.

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 GRANTORS do 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 GRANTORS do further covenant and bind themselves, their 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 04/14/17.

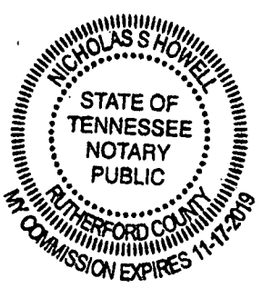
Alden Horton III

Juli G. Horton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On 04/14/17, before me personally appeared Alden Horton III and Juli G. Horton, 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 they executed the same as their free act and deed.

Witness my hand and official seal on 04/14/17.



NOTARY PUBLIC

My Commission Expires: 11-17-19