WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $355,000.00

Meredith Maley
Affiant

Subscribed and sworn to before me, this 14th day of April, 2017

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

ANNE MARIE CHANDLER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires September 7, 2020

BILL GARRETT, Davidson County
Trans: T20170033128 DEEDWARR
Recvd: 04/19/17 15:50 2 pgs
Fees: 13.00 Taxes: 1313.50
20170419-0038553

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Haynes	Access National Mortgage	091-15-0
(NAME)	(NAME)	(MAP)
5104 Nevada Avenue	1800 Robert Fulton Drive, Suite 350	179.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37209	Reston, VA 20191	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Jessica Humphrey now known as Jessica Van Regenmorter and spouse, Christina Van Regenmorter, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto William Haynes and Melodie Ozorkiewicz, tenants in common with rights of survivorship, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being, the Southwest part of Block 11 on the Plan of Map of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, of record in Plat Book 421, Page 18, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said part of said Block fronts 60.0 feet on the North side of Nevada Avenue and extends back, between parallel lines along the East margin of 52nd Avenue, North 180.0 feet to an alley called for in deeds.

Being the same property conveyed to Jessica Humphrey and Christina Van Regenmorter, as joint tenants with right of survivorship by Warranty deed from Kandance Gaylord Starr, single of record in Instrument No. 20100825-0067281 Register's Office for Davidson County, Tennessee, dated August 23, 2010 and recorded on August 25, 2010

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 5104 Nevada Avenue, Nashville, Tennessee 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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 12th day of April, 2017.

Jessica Humphrey Van Regenmortger

Christina Van Regenmorter

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Jessica Humphrey Van Regenmorter; Christina Van Regenmorter with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Fifth Third Bank Black Mtn. N.C., on this the 12th day of April, 2017.

Notary Public

My Commission Expires: December 9, 2017

SHAUN CLINE
MY COMMISSION EXPIRES
DEC.
9
2017
BURKE COUNTY, NC
NOTARY PUBLIC