This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $350,000.00.

Affiant

Subscribed and sworn before me this the 19th day of April, 2017.

Notary Public
My commission expires: 12-1-2020

JASON R. JONES STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

BILL GARRETT, Davidson County
Trans:T20170033764 DEEDWARR
Recvd: 04/21/17 11:20 2 pgs
Fees:13.00 Taxes:1295.00
20170421-0039313

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Nathan Clingman	Mortgage Investors Group	186-04-0A-209.00-CO
2707 Dracut Lane	8320 East Walker Springs Lane	
Nolensville, TN 37211	Knoxville, TN 37923	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, CHRISTOPHER DEY, AND JULIE RENEE DEY, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to NATHAN CLINGMAN AND JILLLIAN CLINGMAN, HUSBAND AND WIFE, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Williamson County, Tennessee, being Lot No. 229 on the Plan of Revision Final Plat of Burkitt Place, Phase 2E, Lots 184, 229, 230, 232 thru 238, 261 and 291 thru 294, "Cluster Lot Subdivision", of record in Plat at Instrument No. 20090902-0082756, in the Register's Office for Davison County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Christopher Dey, a single man, by Warranty deed from Alison L. Marston and William Perez of record in Instrument No. 20121127-0108817 Register's Office for Davidson County, Tennessee, dated November 16, 2012 and recorded on November 27, 2012.

The Christopher Dey, married is joined by wife, Julie Day, to convey of all interest in this property.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 8404 Danbrook Drive, Nolensville, TN 37135.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

CD

Witness my hand this the 19th day of April, 2017.

Christopher Dey

Julie Dey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Christopher Dey and Julie Dey, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 19th day of April, 2017.

My commission expires:
9-10-2018

Notary Public

BENJAMIN SEAMON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY