BILL GARRETT, Davidson County
Trans:T20170040321 DEEDWARR
Recvd: 05/11/17 12:19 2 pgs
Fees:13.00 Taxes:1461.50
20170511-0046908

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $395,000.00

Affiant

Subscribed and sworn to before me, this 8th day of May, 2017.

Notary Public

My commission expires: 11-5-19

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Gabriel Edeard Inman **Kristen A. Staback**	**MORTGAGE RESEARCH CENTER, LLC**	**181100B03100CO**
7801 Oakfield Grove	**2101 CHAPEL PLAZA COURT, STE 107**	
Brentwood, TN 37027	**COLUMBIA, MO 65203**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Jerome Reilly and wife, Shahna Reilly

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Gabriel Edeard Inman and Kristen A. Staback, as joint tenants with rights of survivorship

HEREINAFTER CALLED THE GRANTEES, 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 Lot 14 on the Plat of Centex at Concord, Phase 2, of record in Instrument No. 20051011-0122365, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Jerome Reilly and wife, Shana Reilly, from Centex Homes, a Nevada General Partnership by Warranty Deed dated November 10, 2006 and recorded in Instrument No. 20061114-0141380, said Register's Office, Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 7801 Oakfield Grove, Brentwood, TN 37027.

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 in 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 8th day of May, 2017.

Jerome Reilly

~~Shana~~ Reilly

Jer Shahna

STATE OF TENNESSEE
COUNTY OF Davidson

Jer Shahna

Personally appeared before me, a Notary Public of said County and State, Jerome Reilly and ~~Shana~~ Reilly, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/(they) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of May, 2017.

Notary Public

My Commission Expires: DEC 27 2017

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Return to:
MAGNOLIA
TITLE & ESCROW

1104 Fatherland Street
NASHVILLE, TN 37206