Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20170041002 DEEDWARR
Recvd: 05/15/17 09:53 2 pgs
Fees:13.00 Taxes:732.60
20170515-0047756

06-1610-76591

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $198,000.00.

Affiant

Subscribed and sworn to before me, this 12 day of May, 2017.

Notary Public
My commission expires: 1.7.20

Address of New Owner:	Send Tax Bills to:	Tax Information:
Adekunle B. Odunusi 1880 Brookmeadow Lane Hermitage TN 37076	FirstBank 318 Seaboard Lane, Ste. 205 Franklin, TN 37067	064-16-0-D-094.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Marcus R. Jones, unmarried**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Adekunle B. Odunusi and Ibiwunmi E. Olabode, husband and wife**, hereinafter called the Grantees, their successors 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 No. 261, on the Plan of Section Two, Truxton Park, of record in Instrument No. 20010515-0049898, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Marcus R. Jones, a single man and Jeramie D. Littlejohn, a single man by deed from Nichon Shannon, a married woman, Christopher Shannon, her husband, dated March 11, 2005, recorded March 23, 2005, of record in Instrument No. 20050323-0031436, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Marcus R. Jones, a single man by Quitclaim Deed from Jeramie D. Littlejohn, a single man, dated June 3, 2013, recorded June 24, 2013, of record in Instrument No. 20130624-0064455, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1880 Brookmeadow Lane, Hermitage, TN 37076.

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 hand this 12 day of May, 2017.

Marcus R. Jones

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Marcus R. Jones**, 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 in Mt. Juliet, TN, this 12 day of May, 2017.

Notary Public
State of Tennessee at Large

GAIL HUDSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 10-20-2019

My Commission expires: