WARRANTY DEED

R-VRES-17-4205

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $221,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF JUNE, 2017.

Notary Public

MY COMMISSION EXPIRES: 8/20/2019

(AFFIX SEAL)

WILLIAM E GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Andrew West and Mary M. Hughes	**SWBC Mortgage Corp**	
(NAME)	(NAME)	**61-12-173.00**
4205 Kennedy Avenue	**9311 San Pedro Ave., Ste. 100**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	**San Antonio, TX 78216**	
(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, **JASON M. WHITEHOUSE, MARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **ANDREW WEST AND MARY M. HUGHES, BOTH UNMARRIED, AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being the north parts of Lots Nos. 5 and 6 on the unrecorded subdivision of John L. Kennedy, Jr., Subdivision of the east part of Lot No. 3 on the Map of the Dr. William William's Farm, being of record in Plan Book 2, Page 128, of the Chancery Court at Nashville, as follows:

Beginning at a point in the westerly margin of Kennedy Avenue 200 feet south of the south margin of Riverwood Drive; thence westerly parallel to the south margin of Riverwood Drive, 194 feet, more or less, to a point; thence southerly 59.8 feet; thence easterly parallel to Riverwood Drive 194 feet, more or less, to the westerly margin of Kennedy Avenue; thence northerly along said Avenue 61 feet to the beginning.

Being the same property conveyed to Jason M. Whitehouse, unmarried, by Warranty Deed from Douglas A. Brooks, recorded April 26, 2011 in Instrument No. 20110426-0031714, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:
- Matters shown on the Plan of record in Plan Book 2, Page 128, Chancery Court at Nashville, Tennessee.
- Property Taxes for the year 2017 and subsequent.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **4205 Kennedy Avenue, Nashville, Tennessee 37216**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20170053914 DEEDWARR
Recvd: 06/23/17 10:48 2 pgs
Fees:13.00 Taxes:817.70
20170623-0063346

Witness my/our hand(s) this the 20th DAY OF JUNE, 2017.

Jason M. Whitehouse

Jessica Whitehouse, spouse of Jason M. Whitehouse, hereby joins in this conveyance and does transfer and convey any and all marital interest Jessica Whitehouse may have in and to the above-described tract or parcel of land.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JASON M. WHITEHOUSE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th of June, 2017.

Notary Public
My Commission Expires: 8/20/2019
(SEAL)



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JESSICA WHITEHOUSE, the within named bargainor, 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 and official seal, this the 20th of June, 2017.

Notary Public
My Commission Expires: 8/20/2019
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212