RECORD & RETURN TO:
Midtown Title of Murfreesboro
1639 Medical Center Pkwy., Ste. 101
Murfreesboro, TN 37129
File No.: M176657

BILL GARRETT, Davidson County
Trans:T20170068473 DEEDWARR
Recvd: 08/08/17 12:33 2 pgs
Fees:13.00 Taxes:684.50
20170808-0081140

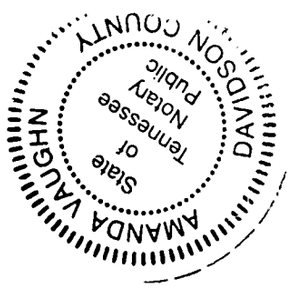
STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00.

Rachel Odom
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th 31st DAY OF July, 2017.

Amanda Vaughn
Notary Public
MY COMMISSION EXPIRES: 5/5/2020
File No. G17-8987D



WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Thomas E. Patterson and Annie L. Patterson, husband and wife (NAME)	Southwest Funding, LP (NAME)	41-14-A-1 CO
1505 Brick Drive (STREET ADDRESS)	1125 Ocean Ave. (STREET ADDRESS)	
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Lakewood NJ 08701 (CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Billy R. Barnfield, married**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Thomas E. Patterson and Annie L. Patterson, husband and wife,** 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 No. 1 on the plan of FIELDS OF BRICK CHURCH, as shown by plat of record in Instrument No. 20040604-0065967, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Billy R. Barnfield from Myra A. Wray, an unmarried woman, by Deed dated April 28, 2017, as Instrument No. 20170502-0043090, in the Register's Office for Davidson County, Tennessee.
Cindy Barnfield joins in this conveyance for the purpose of conveying any interest she may have in said property, particularly martial interest.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Restrictions as recorded in Instrument No. 20040505-0051098, Register's Office for Davidson County, Tennessee.
2. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Instrument No. 20040604-0065967, Register's Office for Davidson County, Tennessee.
3. Stormwater Detention Agreement as recorded in Instrument No. 20030728-0104758 Register's Office for Davidson County, Tennessee.
4. Easement for sanitary sewers/storm drainage as recorded in Book 6316, page 22, Register's Office for Davidson County, Tennessee.
5. Easement sanitary sewers/storm drainage, mater mains and appurtenances as recorded in Book 6255, page 665, Register's Office for Davidson County, Tennessee.
6. Charter of Homeowner's Association of record in Instrument No. 20121003-0090545, Register's Office for Davidson County, Tennessee.

7. Common Area conveyed to Homeowner's Association of record in Instrument No. 20121003-0090546, Register's Office for Davidson County, Tennessee.

The 2016 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.
The signature of Cindy R. Barnfield is signed by her duly appointed Attorney-in-fact Billy R. Barnfield, pursuant to the Power of Attorney recorded in Instrument #20170808-0081139, said Register's Office.

This is improved property, known as 1505 Brick Drive, Nashville, TN 37207.

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. Whenever 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 28th day of July, 2017.

Billy R. Barnfield — July 28, 2017 Date

Cindy R. Barnfield by Billy R. Barnfield, Attorney-in-Fact — July 28, 2017 Date

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Billy R. Barnfield, the bargainor(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 and official seal, this 28th day of July, 2017.

My Commission Expires: 3/27/18

Notary Public

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Billy Barnfield, Attorney-in-Fact for Cindy R. Barnfield, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further acknowledged that he or she is the Attorney-in-Fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 28th day of July, 2017.

My Commission Expires: 3/27/18

Notary Public

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066