(1)

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $280,000.00

Alexis M. Cantrell
Affiant

Subscribed and sworn to before me, this 15th day of August, 2017

Notary Public

MY COMMISSION EXPIRES: 03-08-21
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY KENNEDY R. GEORGETTE

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Aaron Turrill 4445 Frost Street Nashville, TN 37214	Shelter Lending Services LLC 4000 W. Brown Deer Road, Suite E. Brown Deer, WI 53209	062-02-0B087.00-CO

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, I/we, **Angela Jean Petersen, unmarried and Timothy Scott McCain, unmarried,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Aaron Turrill and Jennifer Turrill, husband and wife,** hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of First Amendment of Abbington Park, Phase One - Section Three of record in Plat at Instrument No. 20040728-0090230, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Angela Jean Petersen, and Timothy Scott McCain, by Special Warranty deed from U. S. Bank, National Association of record in Instrument No. 20150730-0075252 Register's Office for Davidson County, Tennessee, dated July 01, 2015 and recorded on July 30, 2015.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 4445 Frost Street, Nashville, Tennessee 37214

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. 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:T20170071054 DEEDWARR
Recvd: 08/16/17 11:09 2 pgs
Fees:13.00 Taxes:1036.00
20170816-0084067

Witness my/our hand(s) this 15th day of August, 2017.

Angela Jean Petersen

Timothy Scott McCain

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Angela Jean Petersen and Timothy Scott McCain with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 15th day of August, 2017.

Notary Public

John M. Wells
State of Tennessee Notary Public
Davidson County

My Commission Expires: 5/11/2019