WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170074630 DEEDWARR
Recvd: 08/28/17 09:39 2 pgs
Fees:13.00 Taxes:717.80

20170828-0087882

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $194,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th day of August, 2017

Notary Public

MY COMMISSION EXPIRES: July 18, 2021

(AFFIX SEAL)

NATASHA KNOWLES NOTARY PUBLIC STATE OF TENNESSEE BEDFORD COUNTY

THIS INSTRUMENT WAS PREPARED BY
Stones River Title, LLC, 752 South Church Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard M. Cummings	LoanDepot.com, LLC ISAOA ATIMA	182-06-0-A-362.00-CO
(NAME)	(NAME)	
155 Shadow Glen Drive	26642 Towne Centre Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Foothill Ranch, CA 92610	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Martin Jacob Rochelle Jr., unmarried,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Richard M. Cummings, a single man,** 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:

Being Lot no. 299, on the plan of Final Plat for Cluster-Lot Subdivision, Old Hickory Hills, Phase Three, as the same appears of record in Instrument No. 20070516-0058484, Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description.

Being the same property conveyed to Martin Jacob Rochelle, Jr., unmarried, by Warranty Deed from Greenvale Construction, LLC, a Tennessee limited liability company, dated 7/31/08 and of record in Instrument No. 20080805-0080478, in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 9229 Thomason Trail, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my/our hands this 24th day of August, 2017.

Martin Jacob Rochelle Jr.

State of Tennessee
County of Williamson

Personally appeared before me Martin Jacob Rochelle Jr., with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 24th day of August, 2017.

SASHA KNOWLES
STATE OF TENNESSEE NOTARY PUBLIC
BEDFORD COUNTY

Notary Public Sasha Knowles
My Commission Expires: July 18, 2021

File No.: 22061