WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $341,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF Aug, 2017

Notary Public

MY COMMISSION EXPIRES: 4-11-2020

(AFFIX SEAL)

ANGELA R. WINDHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 04-11-2020

MST 2017-1212

THIS INSTRUMENT WAS PREPARED BY:

James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ashley Marie Bordigon	Eagle Home Mortgage LLC	081-16-0-679.00
(NAME)	(NAME)	
929 Phillips Street	15550 Lightwave Dr Ste 200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Clearwater FL 33760	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 09/05/17 11:00 2 pgs
Fees:13.00 Taxes:1265.03
20170905-0090902

FOR AND 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 HEREBY ACKNOWLEDGED, I/WE, **Meridith J. Woolson, an unmarried woman,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Ashley Marie Bordigon, a single woman and Brian Swinford, a single man, as joint tenants** 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 a part of Lot No. 180 in Judge John McNairy's Mansion House Tract, a plan of which is of record in the front flyleaf of Book 9, Register's Office for Davidson County, Tennessee.

Beginning at the Southerly margin of Phillips Street, formerly Haslin Street, 162 feet Easterly from the Easterly margin of 10th Avenue North, formerly Belleville Street, running thence Easterly with the Southerly margin of Phillips Street 28 feet; thence Southerly and parallel with 10th Avenue, North, 129 feet, more or less, to the Northerly margin of an alley; thence Westerly and with the Northerly margin of said alley 28 feet to a point; thence Northerly and parallel with 10th Avenue, North 129 feet, more or less, to the beginning.

Being the same property conveyed to Meridith J. Woolson, as unmarried by Warranty deed from Metropolitan Development Housing Agency of record in Instrument No. 20061127-0145679 Register's Office for Davidson County, Tennessee, dated November 20, 2006 and recorded on November 27, 2006. 372083141.

Also see Scriveners Affidavit of record in Instrument No. 20170828-0088034, Register's Office of Davidson County, Tennessee.

Subject to: Property taxes for 2017 have been prorated and the Grantee has assumed payment thereof when same become due and payable; Subject to all matters shown on the Plan of John McNairy's Mansion House Tract, as of record on the Front Fly Leaf of Book 9, Register's Office for Davidson County, Tennessee. Restrictive Covenant for Detached Structure of record in Instrument Number 20130523-0052468, in the Register's Office for Davidson County, Tennessee.

This property, known as 929 Phillips Street, Nashville, TN 37208
(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 hand(s) this 30 DAY OF August, 2017.

Meridith J. Woolson

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Meridith Woolson, with whom I am personally acquainted (or provided 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 30 day of August, 2017.

Notary Public

My Commission Expires: 5-22-2019

(SEAL

Amelia Swanson
State of Tennessee Notary Public
Williamson County

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic versic of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 7-11-20

K CLOYD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON