THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **136,000.00.** Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF August, 2017. Notary Public MY COMMISSION EXPIRES: 4/5/2019 (AFFIX SEAL)

Bill Garrett Davidson County
Batch# 5625 DEEDWARR
09/28/2017 11:43:30 AM 3 pgs
Fees: $18.00 Taxes: $503.20
20170928-0099387

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marie A. Amador Morales	New Owner	MAP
2009 New Towne Court		PARCEL 150-07-0-055.00
Nashville, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, WE, **Bee Rock Realty, LLC**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Marie A. Amador Morales, single woman**

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. 68 on the Plan of Section One, Towne Village of the Country of record in Plat Book 5200, Page (s) 55 and 56, 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 Rafael Reyes-Baez and wife, Jacqueline L. Solorio Llamas by Warranty Deed from Kenneth H. Fox, Jr., unmarried of record in Instrument No. 20060215-0018508 Register's Office for Davidson County, Tennessee, dated February 09, 2006 and recorded on February 15, 2006.

Being the same property conveyed to MiCasa of America, LLC. by Substitute Trustee's Deed from Auborn L. Hager, III of record in Instrument No. 20110228-0015973 Register's Office for Davidson County, Tennessee, dated February 28, 2011 and recorded on February 28, 2011. MiCasa of America, LLC is now known as Bee Rock Realty, LLC.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **2009 New Towne Court, Nashville, TN 37013.**

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~~ ~~hand~~(s) this the 8th day of August, 2017.

Bee Rock Realty, LLC

BY: Kimbrely S. Eades
Kimbrely S. Eades

ITS: Chief Operating Officer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, personally appeared Kimbrely S. Eades, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Chief Operating Officer of the maker, **Bee Rock Realty, LLC.**, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand and seal this the 8 day of August, 2017.

My Commission expires March 3, 2020

Notary Public

R. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

True Copy Certification

I, Connie Taylor, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version 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 Davidson

Personally appeared before me, Greg Fairbetter, a notary public for this county and state, Connie Taylor, 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: 11/06/2017

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017