Bill Garrett Davidson County
Batch# 16460 DEEDWARR
10/23/2017 10:39:29 AM 2 pgs
Fees: $13.00 Taxes: $462.13
20171023-0108201

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Rutherford

The actual consideration or value, whichever is greater is $124,900.00.

Affiant

Subscribed and sworn before me this the 20th day of October, 2017.

Notary Public
My commission expires: 12/1/2020

JASON R. JONES STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Capital Invest, LLC 728 Crestmark Drive Mt. Juliet, TN 37122	New Owner	081-07-0 587.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, YOLANDA R. WELLS, UNMARRIED, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to CAPITAL INVEST, LLC, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Looby Heights, of record in Book 7900, page 230, Register's Office for Davidson County, Tennessee, as amended by instrument recorded in Book 8289, page 696, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description of said lot.

Being the same property conveyed to Yolanda R. Wells, unmarried, by deed from Jimmy L. Briggs, unmarried, dated 08/19/2013, of record in Instrument No. 20130826-0089675, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1001 Looby Cir, Nashville, TN 37208.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 this the 20th day of October, 2017.

Yolanda R. Wells

Yolanda R. Wells

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Yolanda R. Wells, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of October, 2017.

My commission expires:

1/17/21

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY