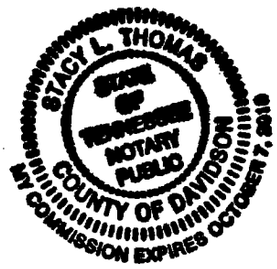
#33913



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$255,000.00** (Two Hundred Fifty Five Thousand).

AFFIANT

Subscribed to and sworn before me this 27th day of October, 2017.

NOTARY PUBLIC MY COMMISSION EXPIRES: 10-7-2019 (NOTARY SEAL)

Bill Garrett Davidson County
Batch# 19452 DEEDWARR
10/30/2017 03:09:30 PM 3 pgs
Fees: $18.00 Taxes: $943.50
20171030-0111156

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Christopher A. Lewis, Jr. and Rachael D. Lewis 8413 Whites Creek Pike Joelton, TN 37080	Omega Mortgage, Inc. 3160 Crow Canyon Rd, ste 400 San Ramon, CA 94583	00400003700

WARRANTY DEED

FOR AND IN 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, **JEREMY BAKER AND SPOUSE, TRACY BAKER,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **CHRISTOPHER A. LEWIS, JR. AND RACHAEL D. LEWIS, HUSBAND AND WIFE,** HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

TRACT 1: Land in the 14th civil District of Davidson County, Tennessee, being a portion of that property conveyed to Vernon Lain and wife, Alyce Lain, by deed of record Book 1198, Page 782, Register's Office for Davidson County, Tennessee.

Beginning at P K nail in center of White's Creek Pike with an iron pin in the West margin, a corner to W. M. Adcock, the N. E. corner of this tract and continuing as follows: South 72 degrees 24' West, 730.83 feet to an iron pin in the line of George Dugger, a corner to W. M. Adcock; thence South 4 degrees 26' West, 59.34 feet to an iron pin in the line of George Dugger; thence North 81 degrees 10' East, 558.70 feet to an iron pin at the base of a Cedar tree; thence North 71 degrees 01' East, 217.60 feet to an iron pin in the West margin of said pike; thence North 51 degrees 24' East, 32.80 feet to a P K nail in the center of said pike; thence North 38 degrees 36' West, 131.87 feet to the point of beginning, containing 1.93 acres as surveyed by H-K & Associates, dated January 11, 1977.

Being the same property conveyed to Jeremy Baker and spouse, Tracy Baker by deed from Sarah Kathryn Hunter of record in Instrument #20161101-0115458, dated October 28, 2016 and recorded November 1, 2016, Register's Office for Davidson County, Tennessee.

Being also known as 8413 Whites Creek Pike, Joelton, TN 37080.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(**X**) IMPROVED ( ) UNIMPROVED	Property known as: **8413 WHITES CREEK PIKE** **JOELTON, TN 37080**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

LTSR Number:

GTE File: 2017094699

WITNESS, this 27th day of October, 2017

Jeremy Baker

Tracy Baker

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 27th day of October, 2017, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Jeremy Baker and Tracy Baker** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged they executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 27th day of October, 2017.

Notary Public

Commission Expires: _____

JEFFREY M. GRISSIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2020

LTSR Number:

GTE File: 2017094699

True Copy Certification

I, KELLY E. COX, 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.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, STACY L. THOMAS, a notary public for this county and state, KELLY E. COX, 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: _____
Notary Seal:

