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 Davidson

The actual consideration or value, whichever is greater is $347,500.00.

Laurence O'Bryan Branch Howard III
Affiant

Subscribed and sworn before me this the 1st day of December, 2017.

Notary Public
My commission expires: 9/10/18

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Bill Garrett Davidson County
Batch# 33391 DEEDWARR
12/05/2017 01:16:03 PM 2 pgs
Fees: $13.00 Taxes: $1,285.75

20171205-0124052

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Laurence O'Bryan Branch Howard	SecurityNational Mortgage Company	091-07-0 184.00
5005 Kentucky Avenue	5300 South 360 West # 150	
Nashville, TN 37209	Murray, UT 84123	

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, JOHN G. MORA AND JILLIAN A. MORA FKA JILLIAN A. JELLISON, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey TO LAURENCE O'BRYAN BRANCH HOWARD III, A MARRIED MAN, AND, LAURENCE O'BRYAN BRANCH HOWARD IV, A MARRIED MAN, 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 913 and the Westerly 12 1/2 feet of Lot 911, Block No. 140, Plan No. 1, West Nashville, as shown on plat of record in Plat Book 57, Pages 74 and 75, in the Register's Office, Davidson County, Tennessee. Said Lot and part of lot front together 37 1/2 feet on the Northerly side of Kentucky Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to John G. Mora, an unmarried man, and Jillian A. Jellison, an unmarried woman, by deed dated 08/21/2009, of record in Instrument No. 20090826-0080391, said Register's Office.

The said Jillian A. Jellison is married and now known as Jillian A. Mora.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 5006 Kentucky Avenue, Nashville, TN 37209.

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 1st day of December, 2017.

John G. Mora

Jillian A. Mora

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John G. Mora and Jillian A. Mora, 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 1st day of December, 2017.

My commission expires: 9/10/18

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY