Bill Garrett Davidson County
Batch# 83640 DEEDWARRSP
04/23/2018 10:40:55 AM 4 pgs
Fees: $23.00 Taxes: $529.10
20180423-0037889

This instrument prepared by:
STEFANI SALDANA, BC LAW
1181 CALIFORNIA AVE STE #185
CORONA, CA 92881

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MUSIC CITY HOLDINGS LLC, A TEXAS LIMITED LIABILITY COMPANY	**MUSIC CITY HOLDINGS LLC, A TEXAS LIMITED LIABILITY COMPANY**	**071-11-0-027.00**
4600 FULLER DR. STE 200	**4600 FULLER DR. STE 200**	
IRVING, TX 75038	**IRVING, TX 75038**	

FOR AND IN CONSIDERATION of **$143,000.00**, cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **REVERSE MORTGAGE SOLUTIONS, INC.,** has/have this day bargained and sold, and do hereby transfer and convey unto the said **MUSIC CITY HOLDINGS LLC, A TEXAS LIMITED LIABILITY COMPANY**, the Grantee(s) herein, their successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee as follows:

BEING LOT 1, RESUBDIVISION OF A PORTION OF LOT NO. 14, THE MAP OF NASHVILLE TRUST COMPANY'S SUBDIVISION OF THE LANDS OF JOHN WOODARD, DECEASED, OF RECORD IN BOOK 161, PAGE 127, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED ON PRIOR DEEDS AS FOLLOWS:

BEGINNING AT A POINT IN THE WESTERLY MARGIN OF MERIDIAN STREET, FORMERLY OLD DICKERSON PIKE, AT THE NORTHEAST CORNER OF THE COLORED METHODIST CHURCH PROPERTY SHOWN ON SAID PLAN; THENCE NORTHERLY WITH THE WESTERLY MARGIN OF SAID MERIDIAN STREET, 100 FEET TO A POINT; THENCE WESTERLY 200 FEET TO A POINT; THENCE SOUTHERLY 100 FEET TO THE NORTH MARGIN OF THE CHURCH PROPERTY; THENCE WITH THE MARGIN OF THE SAME, EASTERLY 200 FEET TO THE BEGINNING.

LESS & EXCEPT LOT 2, RESUBDIVISION OF A PORTION OF LOT 14 ON THE MAP OF NASHVILLE TRUST COMPANY'S SUBDIVISION OF THE LANDS OF JOHN WOODARD, DECEASED, AS SHOWN BY MAP OF RECORD IN INSTRUMENT 20050307-0024943, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to **REVERSE MORTGAGE SOLUTIONS, INC.** by **TRUSTEE'S DEED** recorded on **12/28/2017** as Instrument No. ~~**42260**~~, in the Register's Office of **DAVIDSON** County, Tennessee. # 20171228-0131704

Property known as: **1508 MERIDIAN STREET, NASHVILLE, TN 37207.**

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our successors, assigns and legal representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons, claiming by, through or under the grantor.

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.

[REMAINDER OF PAGE LEFT BLANK INTENTIONALLY]

Witness our hand this 2 day of April, 2018, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

REVERSE MORTGAGE SOLUTIONS, INC.

By: _____

Name: Xochitl Martinez, Assistant Vice President

Title: _____

STATE OF TX)

COUNTY OF Harris

The foregoing instrument was acknowledged before me this 2 day of April 2018, 2018, by Xochitl Martinez, who is personally known to me (or satisfactorily proven) to be the AVP of REVERSE MORTGAGE SOLUTIONS, INC., a Delaware corporation, the grantor herein and who acknowledged that he executed the same on behalf of the Grantor for the purposes contained therein.

Before me,

Karen Maples
Notary Public

My Commission Expires: _____

KAREN MAPLES
Notary Public, State of Texas
Comm. Expires 05-01-2021
Notary ID 129408023

I/WE hereby swear or affirm that actual consideration for this transfer or the value of the property transferred, whichever is greater, is $143,000.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

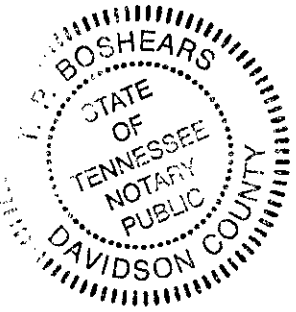
Affiant

STATE OF TENNESSEE

COUNTY OF Williamson

Subscribed and sworn before me this 18 day of April, 2018 by

(Seal)



Notary Public
My Commission Expires: