Bill Garrett Davidson County
Batch# 101078 DEEDWARR
06/06/2018 01:03:30 PM 3 pgs
Fees: $18.00 Taxes: $1,091.50
20180606-0054319

This Instrument Prepared By:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Christopher H Marine
336 Pullen Avenue
Nashville, Tennessee 37207

SEND TAX BILL TO:
Owner

MORTGAGEE
Movement Mortgage LLC
841 Seahawk Circle
Virginia Beach, Virginia 23452

MAP 071
GROUP 11 0
PARCEL 182.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **1 Public Homes LLC, a Tennessee limited liability company** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Christopher H Marine and Debra A Marine, husband and wife**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee being the east half of Lot Number 17 in the Plan of Trinity Heights, as recorded in Plan Book 161, page 38, in the Register's Office of said County, which east half of said Lot Number 17 fronts 50 feet on Pullen Avenue, on the south side of said Avenue, and runs back south between parallel lines to an alley.

Being the same property conveyed to 1 Public Homes LLC-Series 1, a Tennessee Limited Liability Company by deed from Metropolitan Development and Housing Agency, of record in Instrument No 20180220-0016091, Register's Office for said County, dated February 7, 2018, and Recorded on February 20, 2018

This conveyance is made subject to the following:
1) 2018 taxes and subsequent years.
2) Matters shown on the Plan of record in Plat Book 161, page 38, said Register's Office.

This is improved property known as 336 Pullen Avenue, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Christopher H Marine and Debra A Marine, husband and wife, their heirs and assigns, forever, and, GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors 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 our hands this the 30th day of May, 2018.

1 Public Homes LLC, a Tennessee limited liability company

Member
By: Eric Sox, Member

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Eric Sox,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **Member** of **1 Public Homes LLC, a Tennessee limited liability company**, the within named bargainor, a corporation, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing the name of the corporation as such authorized officer.

WITNESS my hand and official seal at office this 30th day of May, 2018.

NOTARY PUBLIC
My Commission Expires: February 25, 2019

JAMES C SMITH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF Tennessee)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $295,000.00.

AFFIANT

Subscribed and sworn to before me on this 30th day of May, 2018.

NOTARY PUBLIC
My Commission Expires: 9-7-21

ANGELA G. BATSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires
September 7, 2021

Closing Title Company:
Smart Title & Escrow, LLC
212 Oceola Avenue
Nashville, TN 37209

Certification of Authenticity

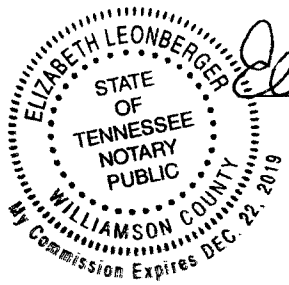
I, Kim Hollingshead, do hereby make oath that I am a license attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Kim Hollingshead

Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public for this county and state, Elizabeth Leonberger, of Williamson County, who acknowledges that this certification of an electronic document is true and correct and Kim Hollingshead signature in which I have witnessed.



Notary Public

My Commission Expires: 12-22-19

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007, shall be considered validly registered with or without the certification provided in subdivision (2).