Batch# 104544 DEEDWARR
06/14/2018 09:11:34 AM 2 pgs
Fees: $13.00 Taxes: $1,239.50
20180614-0057053

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #18-1150

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jeremy Rochford and Charity Rochford, husband and wife,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Cody Logvinov Loggins and Emily Clare Bowen, both unmarried as tenants in common with right of survivorship** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Being Lot No. 43 on the plan of Villages of Brentwood, Phase 11 of record in Plat Book 9700, Page 949, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jeremy Rochford and Charity Rochford, husband and wife by deed from Brian C. Mandel and wife, Naomi B. Mandel, dated April 11, 2014, of record in Instrument No. 20140507-0039020, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 4816 Enoch Drive, Nashville, TN 37211.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 29th day of May, 2018.

Jeremy Rochford

Charity Rochford

State of Tennessee)
County of Davidson)

On this 29th day of May, 2018, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Jeremy Rochford and Charity Rochford, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 3/8/22

DAVIDSON COUNTY, TN ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC

State of Tennessee)
County of ~~Davidson~~) Dickson JR

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 335,000.00.**

René Ross
Affiant

Sworn and subscribed before me on this the 29th day ~~of May, 2018~~.

Notary Public

My Commission Expires:

FRANCES WYMONETT ROSE STATE OF TENNESSEE NOTARY PUBLIC DICKSON COUNTY My Commission Expires 02-22-2020

NEW OWNER:
Cody Logvinov Loggins
4816 Enoch Drive
Nashville, TN 37211

RESPONSIBLE FOR TAX PAYMENT:
New Owners

TAX MAP-PARCEL #:
161-10-0B-197.00