NEW OWNER:
PROPERTY OWNER 9, LLC
P.O. BOX 4090
SCOTTSDALE, AZ 85261

SEND TAX BILLS TO:
NEW OWNER
Property Owner 9, LLC
P.O. Box 4090
Scottsdale, AZ 85261

Map & Parcel
175060A014.00

THIS INSTRUMENT PREPARED BY:
Return to:
Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 19-0385

Space for Recorder's stamp

Karen Johnson Davidson County
Batch# 221223 DEEDWARR
04/23/2019 03:06:30 PM 4 pgs
Fees: $23.00 Taxes: $714.10
20190423-0037357

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Ninety-Three Thousand and 00/100 Dollars ($193,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **ROBERT PERRY LAWSON, unmarried** ("Grantor") has this day bargained and sold and by these presents do hereby transfer and convey unto **PROPERTY OWNER 9, LLC**, a Delaware limited liability company, ("Grantee"), its successors and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Final Plat Section One The Preserve at Old Hickory, "Cluster Lot Subdivision" of record in Plat at Instrument No. 20060824-0104545, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for more complete description of the property.

Being the same property conveyed to Robert Perry Lawson by Special Warranty Deed from U.S. Bank National Association, as Trustee, in trust for registered holders of First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2007-FF2 of record in Instrument No. 20150630-0063215 Register's Office for Davidson County, Tennessee, dated June 3, 2015 and recorded June 30, 2015.

This description is the same as in the prior deed.

THIS IS IMPROVED PROPERTY which has the address of **921 BIRCHMILL POINT SOUTH, ANTIOCH, TN 37013**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, its successors and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Instrument No. 20060824-0104545, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS MY SIGNATURE hereto this 23rd day of April, 2019.

ROBERT PERRY LAWSON

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **ROBERT PERRY LAWSON**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 23rd day of April, 2019.

NOTARY PUBLIC

My commission expires: _____

MATTHEW H. RYAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMM. EXP. 6-18-2022

****

The actual consideration or value, whichever is greater, for this transfer is **$193,000.00**.

AFFIANT

Sworn to and subscribed to before me this 23rd day of April, 2019.

NOTARY PUBLIC

My commission expires: _____



True Copy Certification

I, Danielle Chandler, do hereby make oath that I am a licensed attorney and/or 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 and authenticated according to law.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, Thomas Vorholt II, a notary public for this county and state, Danielle Chandler who acknowledges that this certification of electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires 8.4.20

Notary Seal

THOMAS VORHOLT II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY