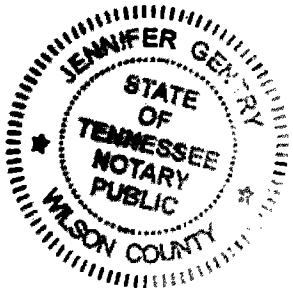
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $227,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 12th day of April, 2019.

Notary Public

MY COMMISSION EXPIRES: 6/19/2020
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Series, LLC, 545 N. Mt. Juliet Rd, Suite 1102, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Kelsey Loschke and Drew Loschke	Caliber Home Loans, Inc.	014 00 0 130.00
(NAME)	(NAME)	
3482 Binkley Rd.	1199 S Beltline Rd, Ste.110	
(ADDRESS)	(ADDRESS)	
Joelton, TN 37080-8744	Coppell, TX 75019	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 221415 DEEDWARR
04/24/2019 11:00:30 AM 3 pgs
Fees: $18.00 Taxes: $841.75
20190424-0037647

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **G. CO. Investments, LLC**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Kelsey Loschke and Drew Loschke**, wife and husband, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being in the 14th Civil District of Davidson County, described according to a survey made by Albert Gasser, in August 1971, as follows:

Beginning at an iron pin in the center of Binkley Road, the same being the S.W. corner of the Reasoner Property and the S.E. corner of this lot; thence with Reasoner's west line, N. 14 deg. 30 min. W. 471 feet to an iron pin; thence N. 69 deg. 20 min. W. 150 feet to an iron pin; thence S. 14 deg. 30 min. W. 470 feet to an iron pin in the center of said road; thence with the center of said road, S. 69 deg. 30 min. E. 150 feet to the beginning, containing 1.72 acres more or less, and being the Eastern portion of Lot No. 6 of Charles Binkley's unrecorded plat of 8 lots according to a survey by Geo. W. Watkins, Surveyor, dated August 17, 1961.

For Information only, not insured: Being the same property conveyed to Myrtle Binkley by Warranty Deed from Ola B. Binkley dated September 2, 1971 and recorded October 14, 1971 in Book 4544, Page 953, in said Register's Office for Davidson County, Tennessee.

Being the same property conveyed to G Co Investments LLC by Final Decree Confirming Sale from Cristi Scott, Clerk and Master dated February 26, 2016 and recorded May 18, 2016 as Instrument No. 201605180049485, in said Register's Office for Davidson County, Tennessee.

Being the same property conveyed to First Home Financial, LLC by Quitclaim Deed from G Co Investments, LLC dated June 29, 2016 and recorded July 5, 2016 as Instrument No. 20160705-0068559, in said Register's Office for Davidson County, Tennessee.

Further, being the same property conveyed to G. Co. Investments, LLC by Quitclaim Deed from First Home Financial, LLC dated December 29, 2016 and recorded December 30, 2016 as Instrument No. 20161230-0137701, in said Register's Office for Davidson County, Tennessee.

File Number: JAK-187592FC

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 3482 Binkley Rd., Joelton, TN 37080-8744

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 and assigns forever; and we do covenant with the said Grantees that we 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; and we do further covenant and bind ourselves, our heirs 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 12 day of April, 2019

G. CO. Investments, LLC

BY: Brian Gainous, Chief Mgr

Brian Gainous
Chief Manager

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named G. CO. Investments, LLC, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12th of April, 2019.

Notary Public

My Commission Expires:

(SEAL)

JAKE B. CRUM
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires 04-18-2022

File Number: JAK-187592FC

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed 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.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019