STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is ~~$343,000.00~~ Inc $328,000.00

Affiant

Subscribed and sworn to before me, this 29th day of May, 2019.

Notary Public

My commission expires:

CONNIE CANTRELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 9, 2022

Karen Johnson Davidson County
Batch# 238301 DEEDWARR
06/04/2019 09:35:27 AM 2 pgs
Fees: $13.00 Taxes: $1,213.60

20190604-0053013

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
640 Broadmor Blvd., Ste. 100
Murfreesboro, TN 37129

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Daryl Antonio Graham	Quicken Loans Inc.	**181100A13800CO**
7009 Oak Brook Terrace	635 Woodward Ave	
Brentwood, TN 37027	Detroit, MI 48226	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

June Michelle Cox, ~~an unmarried~~ June married woman, and Shaun Keefe, ~~an unmarried~~ Inc man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Daryl Antonio Graham , a single man

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:

Land in Davidson County, Tennessee, being Lot No. 308, on the plan of Final Plat, Phase Three, Autumn Oaks Subdivision, of record in Instrument No. 20031029-0159380, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to June Michelle Cox, ~~an unmarried~~ Inc woman, and Shaun Keefe, an ~~unmarried~~ Inc man, by Warranty Deed from Mark Moses and wife, Jodi Moses, dated November 14, 2014, of record in Instrument No. 20141118-0106324, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Restrictions of record in Instrument No. 20010912-0099443, amended in Instrument No. 20101206-0096935, Instrument No. 20030513-0064238, Instrument No. 20100414-0020160, Book 6704, page 397, Book 6968, page 30, Book 6704, page 405, Book 6968, page 30, said Register's Office.

Notice of Acceptance of Public Infrastructure of record in Instrument No. 20101207-0097319, said Register's Office.

Storm Water Detention Agreement of record in Instrument No. 20030110-0004645, said Register's Office.

Easements of record in Book 261, page 284, Book 6704, page 397, Book 3376, page 239, Book 475, page 547, Instrument No. 20020826-0103047, and Instrument No. 20020918-0113710, said Register's Office.

ROW Agreement of record in Book 4240, page 667, said Register's Office.

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (X) unimproved (_____) property known as 7009 Oak Brook Terrace, Brentwood, TN 37027.

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 in 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.

June Michelle Cox Date: 5-24-19

Shaun Keefe Date: 5-24-19

STATE OF WA

COUNTY OF King

Personally appeared before me, a Notary Public of said County and State, June Michelle Cox and Shaun Keefe, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 24 day of May, 2019.

JOAN VO
NOTARY PUBLIC
STATE OF WASHINGTON
COMM. EXP. 07-23-2022
MY COMM. NO. 202190

NOTARY PUBLIC

My Commission Expires: 07/23/2022