WARRANTY DEED

Karen Johnson Davidson County
Batch# 580776 DEEDWARR
03/01/2021 01:16:30 PM 3 pgs
Fees: $18.00 Taxes: $1,184.00
20210301-0025600

J-SB-RA-21-4301

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $320,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF FEBRUARY, 2021.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

MELODY M JENKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Cordell Bryant Rainock and Meagan Rose Rainock	Movement Mortgage, LLC	
(NAME)	(NAME)	**69-2-14.00**
4301 Setters Road	8024 Calvin Hall Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	Indian Land, SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **REVISION HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY AND HOME NETWORK PARTNERS INC., A TENNESSEE CORPORATION,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **CORDELL BRYANT RAINOCK AND WIFE, MEAGAN ROSE RAINOCK,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that 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. 67 on the plan of Enchanted Hills, Section One, as of record in Book 3300, page 96, in the Register's Office for Davidson County, Tennessee.

Beginning at a point on the northerly margin of Hydesdale Lane, being the common front corner of Lots No. 67 and 68, thence northerly 190.07 feet to a. concrete monument being the common rear corner of Lots No. 66 and 67; thence easterly 196.4 feet to a point in the westerly margin of Setters Road; thence southerly with the margin in Setters Road 139.44 feet to a concrete monument being a point in a curve, thence around said curve 37.38 feet to a concrete monument on the northerly margin of Hydesdale Lane, thence with the margin of said Lane 151 feet to the point of beginning.

Being the same property conveyed to Home Network Partners Inc, a Tennessee Corporation and Revision Homes, LLC, a Tennessee Limited Liability Company by Warranty Deed from Offer Tennessee, LLC, A Tennessee Limited Liability Company, recorded October 26, 2020 in Instrument No. 20201026-0123936, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:
- Subject to all matters shown on the Plan of record in Plat Book 3300, Page 96, Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 3467, Page 224, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.
- Sanitary Sewer and Storm Drainage Easement of record in Book 5212, Page 95, in the Register's Office for Davidson County, Tennessee.
- Subject to 2021 property taxes and all subsequent years.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **4301 Setters Road, Nashville, Tennessee 37218**.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 my/our hand(s) this the 25 DAY OF FEBRUARY, 2021.

Revision Homes, LLC

BY:_____
John Gleaves
Authorized Agent

Home Network Partners, Inc.

BY:_____
John Gleaves
Authorized Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN GLEAVES, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the AUTHORIZED AGENT of REVISION HOMES, LLC the within named bargainor, a limited liability company, and that he/she as such AUTHORIZED AGENT executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 25th of February, 2021.

Notary Public
My Commission Expires: 8-20-2024
(SEAL)

PATRICIA J PARSONS NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared JOHN GLEAVES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the AUTHORIZED AGENT of HOME NETWORK PARTNERS, INC., the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as AUTHORIZED AGENT.

Witness my hand and official seal, this the 25th of February, 2021.

Notary Public
My Commission Expires: 8-20-2024
(SEAL)

PATRICIA J PARSONS NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Certificate of Authenticity

I, Robert L. Scruggs, 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.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Melody M. Jenkins, a notary public for this county and state, Robert L. Scruggs who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MELODY M JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JANUARY 3, 2022

My Commission Expires: 1-3-2022.