Davidson County DEEDWARR
Recvd: 09/23/03 11:23 2pgs
Fees:13.00 Taxes:510.23

20030923-0140577

WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:		SEND TAX BILLS TO:	
Name	**Brian J Anderson**	Name	
Address	**504 Wind Song Ct**	Address	
City/State/Zip	**Old Hickory, TN 37138**	City/State/Zip	

FOR AND IN CONSIDERATION of the sum of **$10.00**. **Stefen C Brock, An Unmarried Man and Steven A Compton, An Unmarried Man** have this day bargained and sold, and do hereby transfer and convey unto **Brian J Anderson,*their** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:
*unmarried
Land in Davidson County, Tennessee, Being Lot No. 70 on the Plan of Southfork Section 2, of record in Book 6250, Page 386, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being same property conveyed to Stefen C Brock and Steven A Compton, both unmarried, by warrant deed from Ty Anderson Scruggs, and wife Kim Scruggs, of record in Book 10874, Page 763, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2003 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Map 64 Group 9 Parcel 266

This is improved property known as: 504 Wind Song Ct, Old Hickory, TN 37138.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **22nd** day of **September, 2003**.

Stefen C. Brock 9/22/03
Stefen C Brock

Steven A Compton 9/22/03
Steven A Compton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

PERSONALLY APPEARED before me **Christopher M. Corriveau**, a Notary Public in and for said County and State, **Stefen C Brock and Steven A Compton** with whom I am personally acquainted, and who acknowledged that **they** executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this **22nd** day of **September, 2003**.

Commission expires **June 18, 2005**

C M. Corriveau
Notary Public

CHRISTOPHER M. CORRIVEAU
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

The actual consideration or value whichever is greater, for this transfer is **$137,900.00**

Affiant Jeffrey C. Horn

Subscribed and sworn to before me, this the 22nd day of September, 2003.

My commission expires 10/22/05

Notary Public - Register