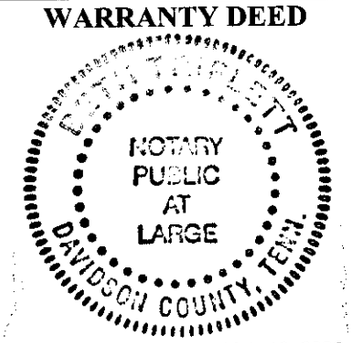
7181 Box 13

WARRANTY DEED



My Commission Expires MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

Heidi Jo Clayton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JANUARY, 2004.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 01/21/04 10:05 2pgs
Fees:13.00 Taxes:440.30

20040121-0007836

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gregory Smith	Wells Fargo Home ~~Gregory Smith~~ Mortgage Fox	Map 150-10
(NAME)	(NAME)	
3013 Stone Bridge Road	PO Box 5708	
(ADDRESS)	(ADDRESS)	Parcel 99.00
Antioch, TN 37013	Springfield OH. 45501	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, Zygmunt S. Wajler and Wife, Cindy A. Sarno Wajler , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregory Smith and Wife, Marilyn D. Smith , 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 Lot No. 249 on the Plan of Towne Village of the Country, Section III, as of record in Plat Book 5200, Pages 268 and 269, Register's Office for Davidson County, Tennessee.

Lot No. 249 fronts 65 feet on the southerly margin of Stone Bridge Road and extends back between 170.81 feet on the westerly line and 140 feet on the easterly line to a dead line in the rear measuring 71.93 feet thereon..

Being the same property conveyed to Zygmunt S. Wajler and Cindy A. Sarno, as joint tenants with right of survivorship by Warranty Deed dated July 29, 1995 from Van B. Cordle, a single person of record in Book 9748, Page 908, Register's Office for Davidson County, Tennessee. The said Zygmunt S. Wajler and Cindy A. Sarno having since married and being one and the same as Cindy A. Sarno Wajler.

Restrictive Covenants of record in Book 5635, Page 545, Register's Office of said County.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 3013 Stone Bridge Road, Antioch, TN 37013

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my/our hand(s) this 9th day of January, 2004.

Zygmunt S. Wajler

Cindy A. Sarno Wajler

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Zygmunt S. Wajler and Cindy A. Sarno Wajler the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 9th day of January, 2004.

My Commission Expires: 1-23-06

Notary Public

File Number23120302
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122