WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $88,000.00

Delaina D. Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF FEBRUARY, 2005.

Notary Public

MY COMMISSION EXPIRES: ~~April 18, 2006~~ 10/24/07

(AFFIX SEAL)

SHANNA RAY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Blvd., Ste. 200, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David S. Rodriguez	Wilson Bank & Trust	Map 76
(NAME)	(NAME)	
604 Hidden Hills Drive	623 West Main Street	
(ADDRESS)	(ADDRESS)	Parcel 67
Hermitage, TN 37076	Lebanon, TN 37087	
(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, Cindy B. Langley Bradshaw and husband, Kent Bradshaw, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David S. Rodriguez, 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:

SEE ATTACHED EXHIBIT A

unimproved ☐

This is improved ☒ property, known as 604 Hidden Hills Drive, Hermitage, TN 37076

(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 hand this 28th day of February, 2005.

Cindy B Langley Bradshaw
Cindy B. Langley Bradshaw

Kent Bradshaw
Kent Bradshaw

Davidson County DEEDQC
Recvd: 03/11/05 13:26 3 pgs
Fees:18.00 Taxes:325.60

20050311-0027264

STATE OF TENNESSEE

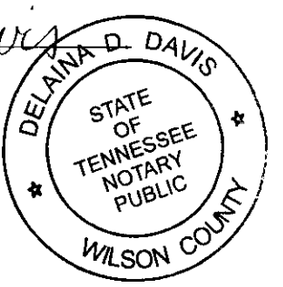
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public, Cindy B.Langley Bradshaw, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee this 28th day of February, 2005.

My Commission expires: 4-18-06

Delaina D. Davis
Notary Public



STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public, Kent Bradshaw, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Franklin, Tennessee this 28th day of February, 2005.

My Commission expires: 4-18-06

Delaina D. Davis
Notary Public

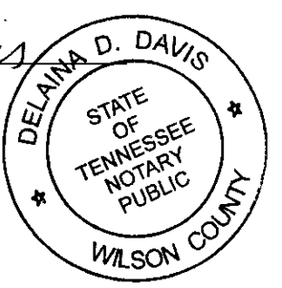


EXHIBIT A

Being Lot No. 109 on the Plan of Hidden Hill, as shown of record in Plat Book 4860, Page 43, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Cindy B. Langley, an unmarried person, by deed from Howard C. Lemmon and wife, Catherine Lemmon, filed for record 5/02/2000 as Instrument No. 20000502 0044105, Register's Office for Davidson County, Tennessee.

Kent Bradshaw joins in this conveyance to convey any and all marital interest he may have in said property.

Subject to all matters as shown on plat of record in Book 4860, Page 43, Register's Office for Davidson County, Tennessee.

Subject to restrictions as shown of record in Book 4938, Page 337, Register's Office of Davidson County, Tennessee.