File No. 261100025

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/05/06 15:23 2 pgs
Fees:13.00 Taxes:402.93
20061205-0150263

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $108,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF NOVEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: 11-28-09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jerry Kennon, Attorney
Cumberland Title
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ben Polsten	Bank of the South	09709001900
(NAME)	(NAME)	
3402 Lauer Drive	551 North Mt. Juliet Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Mt. Juliet, TN 37122	
(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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Jonathon K. Wright and wife Christy Wright, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ben Polsten, an unmarried person and Jessica Attkisson, an unmarried person, HEREINAFTER CALLED THE GRANTEE(S), 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. 7 on the Plan of Hickory Bend, Section 7, of record in Book 3600, Page 29, Registers Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Jonathon K. Wright, an unmarried person by deed from Christina M. Johnson, unmarried and Michael L. Johnson and wife Valerie L. Johnson recorded on 09/10/2003 of record in Deed Book 200309100132100, Register's Office for said County. The said Jonathon K. Wright having since married Christy Wright.

Subject to all matters as set forth per Plat Book 3600 and Page 29, Register's Office of said County.

Easements as shown of record in Deed Book 4365 and Page 73, Register's Office of said County.

Easements as shown of record in Deed Book 4851 and Page 516, Register's Office of said County.

Easements as shown of record in Deed Book 9545 and Page 787, Register's Office of said County.

Easements as shown of record in Deed Book 9575 and Page 113, Register's Office of said County

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements 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 3402 Lauer Drive, Nashville, TN 37214
(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 GRANTEE(S), 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), 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 hands this 30th day of November, 2006.

Jonathon K. Wright

Christy Wright

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 Jonathon K. Wright and Christy Wright the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 30th day of November, 2006.

Commission expires:

MY COMMISSION EXPIRES
OCTOBER 12, 2008

KIMIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

Notary Public

File Number: 261100025

RETURN TO:
Cumberland Title
13018 Lebanon Road, Suite 100
Mt. Juliet, TN 37122