Davidson County DEEDWARR
Recvd: 06/19/07 09:54 3 pgs
Fees:18.00 Taxes:500.98

20070619-0073037

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,400.00

Affiant

Subscribed and sworn to before me, this 7th DAY OF June, 2007.

Notary Public

CONNIE HOOPER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY, TENN.

MY COMMISSION EXPIRES: (AFFIX SEAL) 2/24/09

P-07-3401

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS (NAME)	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Brian Miller	MidSouth Bank, its successors	150-03-0-066
3401 Country Hill Road	(NAME) One East College Street	
(ADDRESS) Antioch, Tennessee 37013	(ADDRESS) Murfreesboro, TN 37133	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we JOHN REDING AND WIFE, ROCHELLE REDING, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto BRIAN MILLER AND WIFE, DOLORES MILLER, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

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

unimproved ( )
This is improved (X) property, known as 3401 Country Hill Road, Antioch, Tennessee 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 7th day of June, 2007.

John Reding

Rochelle Reding

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Reding and wife, Rochelle Reding the bargainors, with whom I am personally aquainted acknowledged that they executed the within named instrumen for the purposes therein contained.

Witness my hand and official seal, this the 7th day of June, 2007.

commision expires: 2/24/09

CONNIE HOOPER
NOTARY PUBLIC
STATE OF TENNESSEE

RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of The Country Section 2 of record in Plat Book 5050, Page 40, amened in Book 5232, Page 266, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to James A. Bard and wife, Dorothy J. Bard, by Warranty Deed from Shari Wilkes and husband, Leslie Wilkes, of record in Book 9711, Page 866, Register's Office for Davidson County, Tennessee, dated June 23, 1995, and recorded June 26, 1995.

Further conveyed to John and/or Rochelle Reding by Trustee's Deed from Chris Gray as Co-Successor Trustee, of record in Instrument No. 20061009-0124830, Register's Office for Davidson County, Tennessee, dated October 4, 2006, and recorded October 9, 2006.