File No. 270801000

WARRANTY DEED



Davidson County DEEDWARR
Recvd: 09/10/07 09:52 2 pgs
Fees:13.00 Taxes:569.80



20070910-0108019

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $154,000.00

Vladan Seidl
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF SEPTEMBER, 2007.

Lynn L. Vaughn
Notary Public

MY COMMISSION EXPIRES: 3-20-2011
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney
Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vladan Seidl	Peoples Home Equity, Inc.	075-04-0-088.00
(NAME)	(NAME)	
202 Mont Chanin Ter.	4300 Sidco Drive, Ste. 200	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Nashville, TN 37204	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, I, **Don Henderson, Chairman of Board of Trustees, Hermitage United Methodist Church**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Vladan Seidl and wife, Sheila Seidl, 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:

Land in Davidson County, Tennessee, being all of Lot No. 321, on the Plan of Section Five Tulip Grove, as shown by plat appearing of record in Book 4175, Page 71, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Dave T. Huddleston, Trustee, Hermitage United Methodist Church by Warranty Deed dated November 14, 1973 of record in Book 4765, Page 346, Register's Office for Davidson County, Tennessee.

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 508 Frankfort Dr., 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 successors and assigns forever; and I do covenant with the said GRANTEES that I am 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 I do further covenant and bind myself, my successors 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 our hands this 5th day of September, 2007.

Hermitage United Methodist Church

By: _____

Don Henderson, Chairman of Board of Trustees

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Don Henderson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chairman of the Board of Trustees of Hermitage United Methodist Church, the within named bargainor, and that he as such Chairman of the Board of Trustees, as duly authorized executed the foregoing instrument for the purposes therein contained, by signing the name of the church by himself as Chairman of the Board of Trustees.

Witness my hand at office this 5th day of September, 2007.

Commission expires: 3-20-2011

~~Aundrey Meals~~ Lynn F. Vaught

Notary Public

File Number: 270801000

RETURN TO:
Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129

LYNN F. VAUGHT
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Seal present, but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds