SPECIAL WARRANTY DEED

BOX 13
13820

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Eric St. Julien, Notary Public
North Braddock Boro, Allegheny County
My Commission Expires Aug. 3, 2011
Member, Pennsylvania Association of Notaries

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Eileen Paparella, Asst. VP. Atty-in-Fact

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF OCTOBER, 2007.

Notary Public

MY COMMISSION EXPIRES: August 3, 2011
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

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ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
William E. Moran	4409 Gosey Hill Rd	15007036200
(NAME)	(NAME)	
3301 Towne Villiage Road	Franklin TN 37064	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	owner	
(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, National City Bank, a corporation, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William E. Moran and wife, Doris Moran, 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. 359, on the Plan of Towne Village of the Country, Section Four-A, of record in Plat Book 6250, Pages 20 and 21, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to National City Bank, by deed of record in Instrument Number 20070705-0080296, Register's Office for Davidson County, Tennessee.

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

Property is also known as 3501 Seasons Drive, Antioch, TN 37013.

unimproved ☐

This is improved ■ property, known as 3301 Towne Village Road, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and "WHERE IS" basis." And GRANTOR does further covenant and bind itself, it's assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 12/03/07 13:26 2 pgs
Fees:13.00 Taxes:370.00
20071203-0139810

Witness my hand this 12th day of October, 2007.

National City Bank, by Home Loan Services, Inc., as attorney in fact

Eileen Papariella, Asst. V.P. Atty-in-Fact

STATE OF ~~TENNESSEE~~ Pennsylvania

COUNTY OF ~~DAVIDSON~~ Allegheny

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Home Loan Services Inc. with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged such person to be the Attorney in Fact of National City Bank, the within named bargainor, a Corporation, and that such Attorney in Fact executed the foregoing instrument for the purpose therein contained, by personally signing the name of National City Bank, as such attorney in fact.

Witness my hand and official seal at Allegheny County, Pennsylvania ~~Nashville, Tennessee~~ this 12th day of October, 2007.

Commission expires: August 3, 2011

Notary Public

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