File Number: 280300766

WARRANTY DEED

PLEASE RETURN TO:
AMTITLE & ESCROW
515 RIVERGATE PARKWAY, SUITE #111
GOODLETTSVILLE, TN 37072

ANNETTE MAPLES STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.
My Commission Expires DEC. 1, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

JOB

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $147,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF MARCH, 2008.

Notary Public

MY COMMISSION EXPIRES: 12/1/10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
5560 Franklin Pike Circle
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 04/03/08 11:55 2 pg
Fees:13.00 Taxes:545.75
20080403-0033781

b-5671

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jordan Seth Gleaves	**HOMECOMINGS FINANCIAL**	**MAP:** 63-16B **PARCEL:** 58.00
(NAME)	(NAME)	
744 Jaywood Drive	**2101 REXFORD, STE. 250W**	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	**CHARLOTTE , NC 28211**	
(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,

Edward Michael Heller and wife Leslie Heller

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jordan Seth Gleaves, Unmarried

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 Lot No. 92 on the Plan of Hampton Park (former Chitwood Downs, a P. U. D.) as shown on plat of record in Plat Book 6900, Page 550-552, Certificate of Correction in Book 7462, Page 445, Amendment to change name of record in Book 8181, Page 112, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said lot.

BEING all of the same property conveyed to Edward Michael Heller, a single person by Warranty Deed dated March 30, 2005, from David I. Hickman now joined by wife, Donna Hickman of record in Instrument Number 20050405-0036681, in the Register's Office for Davidson County, Tennessee. The said Edward Michael Heller having since married

This conveyance is subject to taxes for the year 2008, and subsequent years, easement and restrictive covenants of record.

Leslie Heller joins in this conveyance to relinquish any right marital, homestead or otherwise, which she may have in the herein described property, by virtue of her marriage to Edward Michael Heller.

Brittany Simonelic executed this instrument on behalf of Edward Michael Heller and wife, Leslie Heller pursuant to the Specific Power of Attorney which is of record by Instrument No. 20080403003378O in the Register's Office of 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 744 Jaywood Drive, Old Hickory, TN 37138

(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, HIS 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, HIS 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 31st day of March, 2008.

Edward Michael Heller By Brittany Simonelic attorney in fact

Edward Michael Heller
By Brittany Simonelic, His Attorney in Fact

Leslie Heller By Brittany Simonelic attorney in fact

Leslie Heller
By Brittany Simonelic, Her Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, Notary Public in and for the State and County aforesaid **Brittany Simonelic** ,with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-in-fact , pursuant to Power of Attorney of record in Instrument No. 20080403003 3780 , Register's Office for Davidson County, Tennessee, Brittany Simonelic, the **Attorney-in Fact** of Edward Michael Heller and wife, Leslie Heller (herein called the "**Maker**"), or a constituent of the **Maker** and is authorized by the **Maker** or by its constituent, the constituent being authorized by the **Maker**, to execute this instrument as the free act and deed of the **Maker** on this the 31st day of March, 2008.

Susan B. Mott
Notary Public

My Commission Expires: 1-15-2012



File Number: 280300766

RETURN TO:

AmTitle & Escrow
515 Rivergate Pkwy., Suite 111
Goodlettsville, TN 37072