Davidson County DEEDWARR
Recvd: 07/14/08 12:45 2 pgs
Fees:13.00 Taxes:619.75
20080714-0071993

File No. 280600265

WARRANTY DEED

Mandy Alsup
State of Tennessee Notary Public
Wilson Co.

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF JULY, 2008.

Notary Public

MY COMMISSION EXPIRES: 5/14/2011
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold D. Feener	First National Bank of Pennsylvania	096-09-0B-033.00
(NAME) P.O. Box 1567	(NAME) 3320 East State Street	
(ADDRESS) Mt. Juliet, TN 37121-1567	(ADDRESS) Hermitage, PA 16148	
(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, we, **Technologically Integrated Homes, LLC.**, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto **Harold D. Feener**, hereinafter called the grantee(s), His heirs and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 3066, Donelson's Place as shown on Exhibit B to the Declaration of Covenants, Conditions and Restrictions of record in Plat Instrument No, 200707030079564 and amended in Instrument No. 200707120083113 and 200708160098067, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being a portion of the same property conveyed to Technologically Integrated Homes, LLC by Deed dated September 14, 2007 from Homes By Design, LLC of record in Deed Instrument No. 20071108-0131808, Register's Office for said County.

Subject to all matters as set forth per (1) Plat Instrument No, 200707030079564 and amended in Instrument No. 200707120083113 and 200708160098067; (2) Taxes for the year 2008 and subsequent years, a lien, not yet due and payable; (3) Stormwater Easement as shown of record in Deed Instrument No. 200703020025663; (4) Restrictive Covenants of record in Deed Instrument No. 200707030079564; 200707120083113; 200708160098067; (5) Charter of Homeowner's Association as shown of record in Instrument No. 200707030079444, 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 3066 Whitland Crossing, 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), His 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), 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 3rd day of July, 2008.

Technologically Integrated Homes, ~~LLC~~

By: _____
Harold D. Feener, Managing Member

Attest: _____

STATE OF TENNESSEE

COUNTY OF WILSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Harold D. Feener with whom I am personally acquainted and who upon his oath acknowledged himself to be the Managing Member of Technologically Integrated Homes, LLC the within named bargainer, a corporation, and that, Harold D. Feener, being authorized to do so, executed the foregoing instrument for the purposes therein contained.

Witness my hand at office this 3rd day of July, 2008.

Commission expires: 5/14/2011

Notary Public

Mandy Alsup
State of Tennessee Notary Public
Wilson Co.

File Number: 280600265

RETURN TO:

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