07

REALTY TITLE
Box 48A

Return to
Prepared by:
Realty Title & Escrow Company, Inc.
206 A Cool Springs Blvd., Suite 107
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $237,000.00

Affiant

Subscribed and sworn to before me, this 7th day of August, 2008.

Notary Public
My commission expires: 11/22/08

Davidson County DEEDWARR
Recvd: 08/08/08 10:14 2 pgs
Fees:13.00 Taxes:876.90
20080808-0081885

07-0807-83688

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Michael Leo Taylor	NEW OWNER	183-05-0-A 330.00CO
4529 Red Bark Ct		
Antioch TN 37013		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Amy L. Flajnik and husband, Paul Scott**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Michael Leo Taylor, unmarried** hereinafter called the Grantees, their successors 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. 167, on the Plan of Phase 3, Section 9, October Woods, of record in Instrument No. 20020916-0112495, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Amy L. Flajnik and husband, Paul Scott by deed from Lifestyle Home Builders, Inc., a Tennessee Corporation, dated August 29, 2003, recorded September 4, 2003, of record in Instrument No. 20030904-0128113, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as **4529 Red Bark Ct, Antioch, TN 37013.**

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 7th day of August, 2008.

Amy L. Flajnik

Paul Scott

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Amy L. Flajnik and Paul Scott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Franklin, TN, this 7th day of August, 2008.

Deborah K. Devine
State of Tennessee at Large

My Commission expires: 11/22/08

