Davidson County DEEDWARR
Recvd: 08/19/08 10:50 2 pgs
Fees:13.00 Taxes:553.89

20080819-0085165

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $149,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of August, 2008.

Notary Public

MY COMMISSION EXPIRES: 5/24/09

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN ESCROW, LLC 6 CADILLAC DR STE 190 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Danielle Wright	Wells Fargo Bank, N.A.	141-06-0D-146.00CO
(NAME)	(NAME)	
3387 Harpeth Springs Dr.	8480 Stagecoach Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Frederick, MD 21701-4747	
(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,

MAISHA PALMER, UNMARRIED

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

DANIELLE WRIGHT AND DAVID A. WRIGHT SR AND WIFE, BERNADETTE WRIGHT,

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 Unit No. 146 on the plan of Riverbridge Community, a Planned Unit Development of record in Instrument No. 20030213-0019999, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Maisha Palmer, an unmarried woman by deed from Beazer Homes Corp., DBA Phillips Builders, a Tennessee Corporation dated 11/29/2004 filed for record 12/8/2004 in Instrument Number 20041208-0146094, Register's Office for Davidson County, TN.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 3387 Harpeth Springs Dr., Nashville, TN 37221

(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 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, 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 8th day of August, 2008

Maisha Palmer

STATE OF PENNSYLVANIA
COUNTY OF PHILADELPHIA

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Maisha Palmer, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Brentwood~~ Philadelphia, ~~Tennessee~~ PA this ~~15~~ 8th day of ~~August~~ August, 2008

Commission expires:

Notary Public

Sworn to and subscribed before me this 8th day of AUG 2008

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
MICHELLE J. MILLER, Notary Public
City of Philadelphia, Phila. County
My Commission Expires October 18, 2009

NOTARY PUBLIC MICHELLE J. MILLER PHILADELPHIA PENNSYLVANIA