RETURN TO: FOUNDERS TITLE AND ESCROW, LLC, 9045 CAROTHERS PARKWAY, SUITE 202, FRANKLIN, TN 37067
BOX 19-A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/03/08 10:25 2 pgs
Fees:13.00 Taxes:864.88
20081003-0100670

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $233,750.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30TH DAY OF SEPTEMBER, 2008.

Notary Public

MY COMMISSION EXPIRES: 9-10-09

(AFFIX SEAL)

MEMORIE K. WHITE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TN My Commission Expires September 19, 2009

THIS INSTRUMENT WAS PREPARED BY
Founders Title and Escrow, LLC, 9045 Carothers Parkway, Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Charles Woods and Deidre H. Woods	Suntrust Mortgage	
(NAME) 624 Applejack Ct.	(NAME) P.O. Box 79041	182-12-0-A
(ADDRESS) Antioch, TN 37013	(ADDRESS) Baltimore, MD 21279-0041	021.00CO
(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, **MILTON MOORE, JR. AND WIFE, MARIA MOORE**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **CHARLES WOODS AND WIFE, DEIDRE H. WOODS**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in MAURY County, State of Tennessee, described as follows, to-wit:

Being Lot No. 303 on the Plan of Apple Valley, Section 1, as of record at Instrument No. 20020809-0096488, and as corrected by Surveyor's Certificate of Correction of record in Instrument No. 20021203-0148635, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Milton Moore, Jr. and wife, Maria Moore by deed dated August 30, 2006 from Wells Fargo Bank, NA as Trustee, of record in Instrument No. 20061004-0122911, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2008 property taxes which have been prorated and assumed by the Grantee; (b) all restrictions of record; (c) all easements of record; (d) all visible easements; (e) all matters appearing on the plan(s) of record; and (f) all matters referenced in the master deed and by-laws; and (g) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 624 Applejack Court, 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 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 our hands this 30th day of September, 2008.

Milton Moore, Jr.

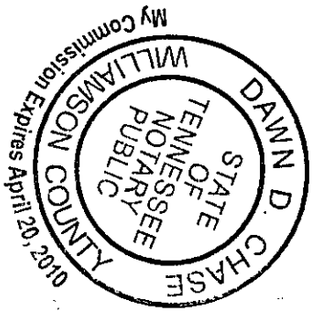
Maria Moore

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Milton Moore, Jr. and wife, Maria Moore, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Murfreesboro, Tennessee on this 30th day of September, 2008.

My Commission expires:



Notary Public