WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/20/09 15:39 2 pgs
Fees:13.00 Taxes:2099.75

20090220-0015258

G-WP-09-3626

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$567,000.00~~ $567,500. =

Affiant

Subscribed and sworn to before me, this 20th DAY OF February, 2009.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David B. Haley	CityLife Lending Group, LLC	
3626 Valley Vista Rd.	(NAME) 8480 Stagecoach Circle	
(ADDRESS) Nashville, TN 37205	(ADDRESS) Frederick, MD 21701	104-13-193.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we JEFFREY SEITERS AND WIFE, AMY SEITERS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DAVID B. HALEY AND ANGELA M. HALEY, HUSBAND AND WIFE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, IN THE 7TH CIVIL DISTRICT OF SAID COUNTY AND BEING LOT 7 AND THE WESTERLY 40 FEET FRONT AND 42 FEET REAR OF LOT NO. 8 OF BLOCK "A" ON THE PLAN OF BELLWOOD, AS OF RECORD IN BOOK 547, PAGES 149 AND 150, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 7 AND PART OF LOT NO. 8 FRONT TOGETHER 100 FEET ON THE NORTHERLY SIDE OF VALLEY VISTA ROAD AND RUNS BACK 180.19 FEET, MORE OR LESS, ON THE EASTERLY LINE AND 185.46 FEET ON THE WESTERLY LINE, TO A DEAD LINE MEASURING 102 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO JEFFREY SEITERS AND WIFE, AMY SEITERS BY WARRANTY DEED FROM LARRY SNEDEKER, MARRIED, RECORDED ON THE 1ST DAY OF JULY, 2003 IN INSTRUMENT NO. 20030701-0091129, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 3626 Valley Vista Rd. , Nashville, Tennessee 37205
(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), their 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), 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/our hand(s) this 20th day of February, 2009.

Jeffrey Seiters

Amy Seiters

Amy Seiters

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeffrey Seiters and Amy Seiters, the within named bargainor, 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, this the 20th day of February, 2009.

Notary Public

My Commission Expires: 9/3/12

(SEAL)

ADAM LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903