Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20090021881 DEEDWARR
Recvd: 04/02/09 12:51 2 pgs
Fees:13.00 Taxes:751.10
20090402-0029809

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater is $203,000.00.

Affiant

Subscribed and sworn before me this the 31st day of March, 2009.

Notary Public
My commission expires: STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires May 24, 2009

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Steven A. Wald 7272 Autumn Crossing Way Brentwood, TN 37027	SunTrust Mortgage, Inc. P.O. Box 57028 Irvine, CA 92619	181-10A99

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Marshall Justice Arledge and wife, Amanda Arledge, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Steven A. Wald and wife, Carrie R. Wald, as tenants by the entirety , hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in ~~Williamson~~ Davidson County, State of Tennessee, described as follows:

Being Lot Number 356 on the Plan of Final Plat Phase Three Autumn Oaks Subdivision of record in Instrument No.20031029-0159380, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Also being the same property conveyed to Marshall Justice Arledge, unmarried, by deed from Corinthian Custom Homes, Inc. of record as Instrument No. 20050303-0023629, said Registers Office.

Subject to all Easements and Restrictions of record.

THIS IS ☑ IMPROVED ___UNIMPROVED PROPERTY KNOWN AS 7272 Autumn Crossing Way, Brentwood, TN 37027.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 the 31st day of March, 2009.

Marshall Justice Arledge

Amanda Arledge

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Marshall Justice Arledge and Amanda Arledge, 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 and official seal this 31st day of March, 2009.

My commission expires:
11/7/12

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

_____
Notary Public

STATE OF _____
COUNTY OF _____

On this _____ day of _____, _____, before me, the undersigned Notary Public in and for said County and State, personally appeared _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of _____, by _____ Power of Attorney dated _____, _____, and who acknowledged that he executed the same as the free act and deed of _____.

Witness my hand and official seal this _____ day of _____, _____.

My Commission Expires:

_____
Notary Public

STATE OF _____
COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon _____ oath acknowledged _____ to be the _____ of the within named bargainor, a _____, and that _____, as such _____, executed the foregoing instrument for the purposes therein contained by signing the name of the _____ by the said _____ as such_____.

Witness my hand and official seal this _____ day of _____, _____.

My Commission Expires:

_____
Notary Public