TARA HAWLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires September 19, 2009

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WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Wilson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 5TH DAY OF JUNE, 2009

Tara Hawley
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, LLC, 1725 North Mount Juliet Road, Suite C, Mount Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Diane Stofko (NAME)	Bank of America (NAME)	108-16 55.00
1306 Priest Woods Ct (ADDRESS)	P.O. Box 961291 (ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Fort Worth, TX 76161 (CITY) (STATE) (ZIP)	

For and in 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, I/WE, **Steve Holliday**, married hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Diane Stofko**, a single person 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 Lot 20B, LAKEVIEW HILLS SUBDIVISION, SECTION 2, ZONE LOT DIVISION OF LOT 20, as shown on plat of record in Plat Book 5200, Page 761, amending Plat Book 5800, Page 137, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Cash Deed for Tennessee from Secretary of Housing and Urban Development, of Washington, D.C. to Steve Holliday, Married as recorded on the 10th day of February, 2009 in Instrument No. 20090210-0011497; Warranty Deed from Tennessee Housing Development Agency to Secretary of Housing and Urban Development, c/o Pyramid Real Estate Services as recorded on the 8th day of October, 2008 in Instrument No. 20081008-0101883; Substitute Trustee's Deed from I. Dyke Tatum, Substitute Trustee to Tennessee Housing Development Agency as recorded on the 21st day of April, 2008 in Instrument No. 20080421-0040073 and Warranty Deed from Patrick I. Northcutt and wife, Michelle L. Northcutt to Vickie Trent as recorded on the 9th day of July, 2002 in Instrument No. 20020709-0082527, in the Register's Office of Davidson County, Tennessee.

Said property has never been the marital residence of Steve Holliday and spouse.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 1306 Priest Woods Ct, Nashville, TN 37214

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, has 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 5th day of June, 2009.

Steve Holliday

BILL GARRETT, Davidson County
Trans:T20090038315 DEEDWARR
Recvd: 06/09/09 10:59 2 pgs
Fees:13.00 Taxes:321.90

20090609-0053432

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned authority, **Steve Holliday**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 5th day of June, 2009.

Notary Public

My commission expires: _____



Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds