WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20090042906 DEEDWARR
Recvd: 06/26/09 12:49 2 pgs
Fees: 13.00 Taxes: 832.50
20090626-0059638

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $225,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THIS 9TH DAY OF JUNE, 2009.

NOTARY PUBLIC

MY COMMISSION EXPIRES 3/20/2010

CHAD F. SOARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 09-03144 MALINO

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Kelli Malina and Ryan Malina	same	061-07-0-288.00
1127 Kenwood Drive		
Nashville, TN 37216		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

ANTHONY G. WEEKS, AND WIFE, ANGIE R. WEEKS

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

KELLI MALINA AND RYAN MALINA, HUSBAND AND WIFE

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 1127 Kenwood Drive, Nashville, TN 37216

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, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise set out herein; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 hand on the 9th day of June, 2009.

Anthony G. Weeks

Angie R. Weeks by Anthony G. Weeks attorney in fact

Angie R. Weeks by Anthony G. Weeks, attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On the 9th day of June, 2009, before me personally appeared Anthony G. Weeks to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Angie R. Weeks and acknowledged that he executed the same as the free act and deed of said Angie R. Weeks.

Witness my hand and official seal at Franklin, Tennessee

Notary Public

My Commission Expires:

CHAD I. PEARMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 3, 2012

EXHIBIT A - LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PARTS OF LOT NOS. 1 AND 2 AND ALL OF LOT NO. 3 OF BLOCK "C" ON THE PLAN OF JACKSON PARK, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 843, PAGE 17, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING ON THE NORTHERLY MARGIN OF KENWOOD DRIVE AT THE CORNER OF LOTS NOS. 3 AND 4; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, NORTHWARDLY 145 FEET TO THE COMMON CORNER OF LOTS 3, 4, 11 AND 12; THENCE WITH THE LINE BETWEEN LOTS NOS. 1, 2, 3, 12, 13 AND 14, WESTWARDLY 120 FEET TO A POINT 30 FEET WEST OF THE COMMON CORNER OF LOTS NOS. 1, 2, 13 AND 14; THENCE SOUTHWARDLY 145 FEET; MORE OR LESS, TO THE NORTHERLY MARGIN OF KENWOOD DRIVE; THENCE WITH SAID DRIVE, EASTWARDLY 126.75 FEET TO THE BEGINNING. INCLUDED IN THE ABOVE LEGAL DESCRIPTION BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE IS THAT PROPERTY MORE PARTICULARLY DESCRIBED IN A CONVEYANCE BY WARRANTY DEED FROM H. SHELTON AND WIFE, ANN G. SHELTON TO LIALLIAN HARDING OF RECORD IN BOOK 7971, PAGE 901, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO ANTHONY G. WEEKS AND WIFE, ANGIE E. WEEKS BY WARRANTY DEED FROM ROSS CLOVER AND WIFE CORA CLOVER, RECORDED ON THE 25TH DAY OF AUGUST, 2006 IN INSTRUMENT NO. 20060825-0105106, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

ANGIE ELIZABETH REEVES, ANGIE E. WEEKS AND ANGIE R. WEEKS ARE ONE AND THE SAME PERSON..

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated or not have been assumed by the Grantee(s) herein.

This instrument is being executed in behalf of Angie R. Weeks pursuant to a power of attorney executed by the same on the 06/08/2009, and being filed for in Instrument # 20090626-0059637, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Anthony G. Weeks, the bargainor(s), 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 Franklin, Tennessee, this 9th day of June, 2009.

Notary Public_____

My Commission Expires:_____

CHAD I. PEARMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES
JULY 3, 2012

file # 09-03144 MALINO