WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20090043504 DEEDWARR
Recvd: 06/30/09 09:07 2 pgs
Fees:13.00 Taxes:621.23
20090630-0060535

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,900.00

H Bryan Pettus
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF JUNE, 2009.

Notary Public

MY COMMISSION EXPIRES: 12-21-2011
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Closing & Title Services, Inc. 533 Rivergate Parkway, Goodlettsville, TN 37072-2027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LARA WOHLGEMUTH	Fifth Third Mtg. Company	MAP 128-14 PARCEL 38
(NAME)	(NAME)	
8006 ESTERBROOK DRIVE	10710 Sikes Place	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37221	Charlotte NC 28277	
(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, **H. BRYAN PETTUS AND WIFE, JENNIFER HILL PETTUS**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LARA WOHLGEMUTH,** unmarried woman, HEREINAFTER CALLED THE GRANTEE, HER 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 No. 136 on the Plan of Harpeth Park Section II, as of record in Book 3700, page 58, Register's Office for Davidson County, Tennessee.

Said Lot No. 136 fronts 103 feet on the northerly side of Esterbrook Drive and extends back 95.22 feet on the easterly line and 169.52 on the westerly line, to a dead line measuring 108.7 feet thereon.

Being the same property conveyed to H. Bryan Pettus by deed dated 2/18/98 of record in Book 10798, page 579, Register's Office for Davidson County, Tennessee.

JENNIFER HILL PETTUS joins in this conveyance for the purpose of conveying any right, title or interest, which she may have, marital or otherwise, in and to subject property.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions and easements of record as may affect the afore described tract of land.

This is improved property, known as 8006 ESTERBOOK DRIVE, NASHVILLE, TN 37221
(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 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 26 day of June, 2009.

H. Bryan Pettus
H. BRYAN PETTUS

Jennifer Hill Pettus
JENNIFER HILL PETTUS

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public, in and for the said County and State, H. BRYAN PETTUS AND WIFE, JENNIFER HILL PETTUS the within named bargainor(s), with whom I am personally acquainted or proved to be 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 this 26th day of June, 2009.

Commission expires: 12-21-2011

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

Notary Public