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

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$158,900.00**

Affiant

Subscribed and sworn to before me, this the 22nd day of July, 2009.

Notary Public

My commission expires: My Commission Expires October 10, 2009

(AFFIX SEAL)

BARBARA T. HODGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Dustin Whitney	**Tennessee Bank & Trust**	**173 150 A 032.00 CO**
1217 Bending Creek Drive	330 Mayfield Drive, Ste C-6	
Cane Ridge, TN 37013	Franklin, TN 37067	

FOR AND IN 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 ACKNOWLEDGE, WE,

Natasha K. Vaitekunas, unmarried and Felix F. Vaitekunas and Jeanne S. Vaitekunas, husband and wife, joint tenants with rights of survivorship

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

Dustin L. Whitney and wife, Kaci Whitney

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, Tennessee, being Lot No. 32 on the plan of Mill Run Subdivision, Phase 1, of record in Plat Book 11700, Pages 27 and 28, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Natasha K. Vaitekunas, unmarried, and Feliz F. Vaitekunas and Jeanne S. Vaitekunas, husband and wife, joint tenants with rights of survivorship by deed from NVR, Inc., A Virginia Corporation, Trading as Fox Ridge Homes, of record in Instrument No. 20020206-0016468, Register's Office for Davidson County, Tennessee.
**See page two of Warranty Deed.
This conveyance is subject to taxes for 2009 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **1217 Bending Creek Drive, Cane Ridge, TN 37013**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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, his 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 ~~22nd~~ 22nd day of July, 2009.

BILL GARRETT, Davidson County
Trans:T20090051885 DEEDWARR
Recvd: 07/31/09 13:24 2 pgs
Fees:13.00 Taxes:587.93
20090731-0071840

Natasha Vaitekunas
Natasha Vaitekunas

Felix F. Vaitekunas by Natasha Vaitekunas his attorney in fact
Felix F. Vaitekunas
By: Natasha Vaitekunas, his Attorney in Fact

Jeanne S. Vaitekunas by Natasha Vaitekunas her attorney in fact

Jeanne S. Vaitekunas
By: Natasha Vaitekunas, his Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Natasha Vaitekunas, unmarried**, 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, at office, this 22nd day of **July, 2009.**

Notary Public

My Commission Expires: 11/7/2011

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

POWER OF ATTORNEY
STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned Notary Public of said County and State, personally appeared **Natasha K. Vaitekunas** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath did acknowledge to be the Attorney-in-fact for **Felix F. Vaitekunas and Jeanne S. Vaitekunas, husband and wife,** the within bargainor(s), and that as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **Felix F. Vaitekunas and Jeanne S. Vaitekunas, husband and wife** the within named bargainor(s) by the said **Natasha Vaitekunas** as such Attorney-in-Fact.

Witness my hand and official seal, at office at Brentwood, Tennessee on this 22nd day of July, 2009.

Notary Public

My commission expires 11/7/2011

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

** Natasha K. Vaitekunas and Natasha Vaitekunas are one and the same person
Felix Francis Vaitekunas and Felix F. Vaitekunas are one and the same person
Jeanne Shuford Vaitekunas and Jeanne S. Vaitekunas are one and the same person'