File No. 90877

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20090067101 DEEDWARR
Recvd: 10/02/09 10:27 2 pgs
Fees:13.00 Taxes:499.50
20091002-0091569

DEBORAH A. RAND
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires December 21, 2009

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF SEPTEMBER, 2009.

Notary Public

MY COMMISSION EXPIRES: 12.21-09
(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY:
Hallmark Title Company
100 Bluegrass Commons Boulevard, Suite 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brandi N. Daniel	New South Federal Savings Bank	151090B05800CO
(NAME)	(NAME)	
5673 Dory Drive	210 Automation Way	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Birmingham, AL 35210	
(CITY) (STATE) (ZIP)	(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, WE, Robert J. Wade and wife, Randi R. Wade, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brandi N. Daniel, a single woman, 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 No. 56 on the Plan of Phase 1-B, Lakeside Cove at Percy Priest, of record in Instrument No. 200501100003257, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description of said lot.

PROPERTY ADDRESS: 5673 Dory Drive, Antioch, TN 37013

Being the same property conveyed to Robert J. Wade and wife, Randi R. Wade by deed from Centex Homes, a Nevada General Partnership, dated January 25, 2006 and recorded on January 30, 2006 in Instrument No. 20060130-0011387, Register's Office, Davidson County, Tennessee.

Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 200411050133677, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 5673 Dory Drive, Antioch, TN 37013

(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.

File No. 90877
Witness our hands this 25th day of September, 2009.

Robert J. Wade

Randi R. Wade

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert J. Wade and wife, Randi R. Wade, 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 this 25th day of September, 2009.

Commission expires:
2/28/12

Notary Public

Rebecca Campbell
State Of Tennessee Notary Public
Sumner County