BILL GARRETT, Davidson County
Trans:T20090069111 DEEDWARR
Recvd: 10/09/09 10:19 2 pgs
Fees:13.00 Taxes:462.50
20091009-0094138

Prepared by/Return to:
American Escrow Company
131 Maple Row Blvd E-501
Hendersonville, TN 37075

Warranty Deed

Address of New Owners:	Mortgagee/Send Tax Bills to:	Map & Parcel
Tommesha C. Davis	Pinnacle National Bank	052120A02100CO
2037 Candlewood Dr	211 Commerce Street S-300	
Madison TN 37115	Nashville, TN 37201	

****

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
Kia Lynn D'Ordine formerly known as Kia Lynn Jennings, an unmarried woman
HERINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Tommesha C. Davis, unmarried
HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OF PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENENSSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land Davidson County, Tennessee, being Lot Number 21, on the Plan of Candlewood, of record in Instrument No. 20030122-0009060, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kia Lynn Jennings by Quitclaim Deed of record in Instrument No. 20050628-0074315, Register's Office for Davidson County, Tennessee. Kia Lynn Jennings now known as Kia Lynn D'Ordine.

This conveyance is subject to all restrictions and easements of record.

This is improved property known as 2037 Candlewood Drive Madison TN 37115.

TO HAVE AND TO HOLD the said tract of 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 5TH DAY OF OCTOBER 2009.

Kia Lynn D'Ordine

STATE OF TENENSSEE
COUNTY OF SUMNER

PERSONALLY APPEARED BEFORE ME, KIA LYNN D'ORDINE, UNMARRIED, WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO ACKNOWLEDGED THAT SHE EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

WITNESS MY HAND, AT OFFICE, THIS 5TH DAY OF OCTOBER 2009.

K.J. LOSH NOTARY PUBLIC MY COMMISSION EXPIRES SUMNER COUNTY, TN

Notary Public K. J. Losh

MY COMMISSION EXPIRES: 07/18/11

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00.

Kiadynn D'Ordine
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF OCTOBER 2009.

K.J. LOSH NOTARY PUBLIC MY COMMISSION EXPIRES SUMNER COUNTY, TN

Notary Public K. J. Losh

MY COMMISSION EXPIRES: 07/18/11

Return to:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212