File No. 291000065s

WARRANTY DEED

RECORD & RETURN TO:
Stewart Title of Tennessee, Inc.
100 Bluegrass Commons Blvd.
Suite 2180
Hendersonville, TN 37075

KIM GILLESPIE
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $161,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF OCTOBER, 2009.

Kim Gillespie
Notary Public

MY COMMISSION EXPIRES: 10-23-12
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lacy Lynn DePew	First State Bank	MAP 06409026600
(NAME) 504 Wind Song Court	(NAME) 480 Oil Well Road	
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Jackson, TN 38305	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **WE, Brian J. Anderson and wife, Wendy Anderson**, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto **Lacy Lynn DePew and husband, Derek Madison DePew**, hereinafter called the grantee(s), 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 all of Lot No. 70, on the plan of Southfork, Section Two, of record in Plat Book 6250, Page 386, said Register's Office, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to BRIAN J. ANDERSON, UNMARRIED by deed from STEFEN C. BROCK, AN UNMARRIED MAN AND STEVEN A. COMPTON, AN UNMARRIED MAN of record in Instrument No. 20030923-0140577 on 09/22/2003 and filed for record on 09/23/2003, Register's Office for DAVIDSON County, Tennessee. The said Brian J. Anderson having since married to Wendy Anderson.
Wendy Anderson joins in this conveyance to convey any and all rights she may have in this property.

Restrictions of record in Book 6906, Page 733, Book 8291, Page 955, said Register's Office.

Storm Water Detention Agreement Easement of record in Book 6566, Page 208, said Register's Office.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 504 Wind Song Court, Old Hickory, TN 37138
(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 GRANTEE(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20090072786 DEEDWARR
Recvd: 10/27/09 10:01 2 pgs
Fees:13.00 Taxes:599.03
20091027-0098876

Witness my/our hands this 23rd day of October, 2009.

Brian J. Anderson

Wendy Anderson

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Brian J. Anderson and Wendy Anderson the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 23rd day of October, 2009.

Commission expires: 9.2.2013

Notary Public

File Number: 291000065s

RETURN TO:

Cumberland Title
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

