(1)

Record & Rtn To:

Calvary Title, LLC
1008 Meb Court
Mt. Juliet, TN 37122
09-1207

WARRANTY DEED

ET-09-1566

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Wilson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$131,000.00~~

Affiant

Subscribed and sworn to before me, this 10th DAY OF December, 2009.

Notary Public

MY COMMISSION EXPIRES: 09-1241
(AFFIX SEAL)

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

~~THIS INSTRUMENT WAS PREPARED BY~~
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
John V. Bradley	Franklin American Mortgage	
408 Amquiwood Court (ADDRESS)	501 Corporate Centre Drive, Suite 400 (ADDRESS)	42-8-42.00
Madison, TN 37115 (CITY) (STATE) (ZIP)	Franklin, TN 37067 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we SANDRA CORSE, AN UNMARRIED WOMAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JOHN V. BRADLEY AND ANNIE COLE-BRADLEY, HUSBAND AND WIFE, hereinafter called the Grantee(s), their heirs and assigns, that 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. 38 on the Plan of Heritage Place of record in Plat Book 5200, Page 628, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Sandra Corse, an unmarried woman, by deed from Ramesh S. Patel and wife, Ranjan R. Patel, of record at Instrument No. 20050913-0110253, in the Register's Office for Davidson County, Tennessee, dated September 9, 2005.

Subject to any and all existing restrictions and easements of record if any; including those listed in Plat Book 5200, Page 628; Book 6148, Page 537; Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 408 Amquiwood Court, Madison, Tennessee 37115
(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.

Witness my/our hand(s) this 10th day of December, 2009.

Sandra Corse

BILL GARRETT, Davidson County
Trans: T20090084678 DEEDWARR
Recvd: 12/16/09 10:16 2 pgs
Fees: 13.00 Taxes: 484.70

20091216-0114463

STATE OF Tennessee
COUNTY OF Wilson

On this the 10th day of December, 2009, before me personally appeared Sandra Corse, an unmarried woman to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 10th day of December, 2009.

Notary Public

My Commission Expires: 08-17-11



RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520