File No. 290800298

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20100007633 DEEDWARR
Recvd: 02/08/10 10:33 2 pgs
Fees: 13.00 Taxes: 1230.84
20100208-0009751

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $332,660.00

Lisa C Askew
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JANUARY, 2010.

Notary Public

MY COMMISSION EXPIRES: July 16, 2011
(AFFIX SEAL)

CHRISTOPHER JACKSON Notary Public At Large RUTHERFORD COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
1604 Westgate Circle, Suite 3
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lisa C. Askew	First Equity Mortgage, Inc.	186040A08000CO
(NAME)	(NAME)	
8813 Ivymount Lane	7265 Kenwood Road, Suite 111	
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135	Cincinnati, OH 45236	
(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, **Drees Premier Homes, Inc., an Ohio corporation,** hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto **Lisa C. Askew, a married woman,** 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. 124 on the Final Plat of Burkitt Place, Phase 1B, Section 1, of record in Instrument 20061109-0139669, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being part of the same property conveyed to Drees Premier Homes, Inc., an Ohio corporation, by deed from Burkitt Place Development, LLC, a Tennessee limited liability company, of record in Instrument 20070222-0022503, dated February 21, 2007 and filed for record on February 22, 2007, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

All matters as set forth on the plat of record in Instrument 200509200113225 and Instrument 200611090139669, said Register's Office.

Restrictions and By-Laws of record in Instrument 200603060025388, amended in Instrument 200702020014304, said Register's Office.

Easement and Contribution Agreement of record in Instrument 200508160096915, said Register's Office.

Sanitary Sewer/Water and/or Storm Drainage Easement of record in Instrument 200509080108101, said Register's Office.

Easement Agreement of record in Instrument 200603170030915, said Register's Office.

Quitclaim Deed to the Homeowner's Association of record in Instrument 200712200145868, 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 8813 Ivymount Lane, Nolensville, TN 37135

(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 our hands this 29th day of January, 2010.

Drees Premier Homes, Inc.

By: _____

Patrik Achilles, Assistant Secretary

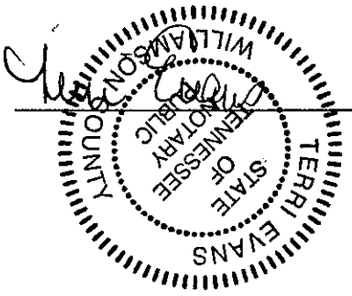
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Patrik Achilles** of Drees Premier Homes, Inc., an Ohio corporation with whom I am personally acquainted and who upon his oath acknowledged himself to be the Assistant Secretary of Drees Premier Homes, Inc., an Ohio corporation the within named bargainer, a corporation, and that, Patrik Achilles as such Assistant Secretary, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Assistant Secretary.

Witness my hand at office this 29th day of January, 2010.

Commission expires: 3/28/10



Notary Public

File Number: 290800298

RETURN TO:

Cumberland Title

1604 Westgate Circle, Suite 3

Brentwood, TN 37027