**This said Warranty Deed is to correct the Warranty Deed in Instrument No. 20090728-0070486. The date of deed and notary date were incorrect.

File No. 290600101

WARRANTY DEED

STATE OF TN
COUNTY OF WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JULY, 2009.

Notary Public

MY COMMISSION EXPIRES: 5/14/2011
(AFFIX SEAL)

Mandy Alsup
State of Tennessee Notary Public
Wilson Co.

THIS INSTRUMENT WAS PREPARED BY
Stewart Title of Tennessee
Sidwell, Barrett, & Welch, PC
100 Bluegrass Commons Blvd., STE 2180
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Girma W. Ejigu		87-10A-2.00CO
(NAME) 104 Aarons Cress Blvd.	(NAME) SAME AS OWNER	
(ADDRESS) Hermitage, TN 37076	(ADDRESS)	
(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, New South Federal Savings Bank, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto Girma W. Ejigu, * hereinafter called the grantee(s), HIS heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

*a married person and Hermella Alayou Zewdie, a married person

LAND in Davidson County, Tennessee, Being Lot No. 102, on the Final Plat of Aarons Cress, a Cluster Lot Development, Phase 1A, as shown by plat of record in Instrument No. 20061219-0156396, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to New South Federal Savings Bank by Trustee's Deed dated February 11, 2009, filed February 13, 2009, from Brooks R. Smith, as Trustee and not otherwise, of record by Instrument No. 20090213-0012836, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

Subject to all matters as set forth on the plat of record in Instrument No. 20061219-0156396, Register's Office of said County. Restrictive Covenants of record in Instrument No. 20060131-0015116, Register's Office of said County. Homeowner Easement as shown of record in Instrument No. 20070514-00057523, Register's Office for said County.

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 104 Aarons Cress Blvd., Hermitage, TN 37076
(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), HIS 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), HIS 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:T20100008274 DEEDWARR
Recvd: 02/10/10 10:53 2 pgs
Fees:12.00 Taxes:0.00

20100210-0010408

Witness our hands this 14th day of July, 2009.

New South Federal Savings Bank

By: Wade Parker

STATE OF ALABAMA

COUNTY OF SHELBY

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Wade Parker, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice President of New South Federal Savings Bank, the within named bargainor, a corporation, and that he as such Vice President, as duly authorized executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Wade Parker.

Witness my hand at office this 14th day of July, 2009.

Commission expires:

Kristy Walton Hamm
Notary Public

MY COMMISSION EXPIRES
MARCH 16, 2013

File Number: 290600101
RETURN TO:
Cumberland Title
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122