Record & Return TO:
Foundation Title
30 Burton Hills Blvd
#175
Nashville, TN 37215

This Instrument Prepared By:
**Rebecca T. Garland, Attorney**
**155 Franklin Road, Suite 120**
**Brentwood, Tennessee 37027**

BILL GARRETT, Davidson County
Trans:T20100015107 DEEDWARR
Recvd: 03/15/10 13:42 3 pgs
Fees:18.00 Taxes:851.00
20100315-0019436

**ADDRESS NEW OWNER:**
**Adam Seger**
**4936 Briarwood Drive**
**Nashville, Tennessee 37211**

**SEND TAX BILL TO:**
**Mortgagee**

**MORTGAGEE:**
WR Starkey Mortgage
5055 W. Park Blvd, Ste. 300
Plano, TX 75093

**MAP** 147-5
**GROUP**
**PARCEL** 144

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Cole Guthrie, unmarried,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Adam Seger and wife, Alisha Seger**, hereinafter called the GRANTEES, 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 Lot No. 501 on the Map of Section Six, Crieve Hall Estates, of record in Plat Book 2331, pages 1 and 2, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Cole Guthrie, unmarried by deed dated from Sheldon L. Forman, a married man of record in Instrument no. 20060714-0084787, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

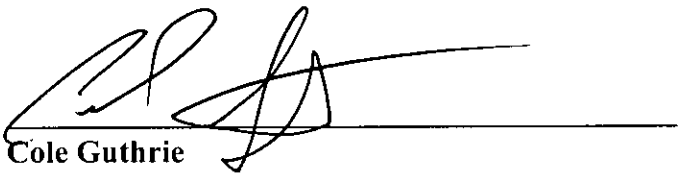
This conveyance is further made subject to real property taxes for 2010 and subsequent years.

This is **improved** property known as **4936 Briarwood Drive, Nashville, Tennessee 37211.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns , forever, and,

GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 hand this the **10th** day of **March, 2010.**



**Cole Guthrie**

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Cole Guthrie, unmarried**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 10th day of March, 2010.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $230,000.00.

AFFIANT

Subscribed and sworn to before me on this 10th day of March, 2010.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011