BILL GARRETT, Davidson County
Trans:T20100029388 DEEDWARR
Recvd: 05/17/10 10:38 2 pgs
Fees:13.00 Taxes:362.60
20100517-0037656

RRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 98,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th day of May, 2010

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 11-22-10

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Vickie Ann Perry	Wilson Bank & Trust	Parcel ID:
151 Thistle Ln.	1436 W. Main Street	088140A15100CO
Hermitage, TN 37076	Lebanon, TN 37087	

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Eric Shawn Pace, married and Cheryle L. Smith, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Vickie Ann Perry , married
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:

BEING Unit No. 151, on the Plan of Hermitage Meadows Subdivision, Stage Two, of record in Plat Book 5200, Page 682, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Gwendolyn A. Pace, Eric Shawn Pace and Cheryle L. Smith by deed from Gwendolyn A. Pace, of record in Instrument 20070409-0041958, dated April 6, 2007, Register's Office for said County. The said Gwendolyn A. Pace now being deceased.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 6034, Page 365; Book 6034, Page 383 and amended in Book 7660, Page 612; and Instrument 20010327-0029002, said Register's Office.

This conveyance is made subject to: (1) 2010 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 5200, Page 682, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 151 Thistle Ln., Hermitage, TN 37076

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 we do covenant with the said GRANTEES 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 GRANTEES, 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 7th day of May, 2010.

Eric Shawn Pace

Cheryle L. Smith

JENNIFER RONGERS
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES MAY 31, 2012
COMMISSION # 294932

Commonwealth of Virginia
City/Co. of Virginia Beach
Subscribed and sworn before me this
7 day of May, 2010
by Eric Shawn Pace & Cheryle Smith
Notary Public Jennifer Rongers
My commission Expires: May 31, 2012

Eric Shawn Pace

Cheryle L. Smith
Cheryle L Smith

STATE OF VIRGINIA
COUNTY OF Virginia Beach

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eric Shawn Pace and Cheryle L. Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Virginia Beach Virginia this 7 day of May, 2010.

My Commission Expires: 5-31-12 Jennifer Rongers
Notary Public

JENNIFER RONGERS
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES MAY 31, 2012
COMMISSION # 294932