File No. 210040297

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100032086 DEEDWARR
Recvd: 05/27/10 14:36 2 pgs
Fees:13.00 Taxes:826.95
20100527-0041082

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $223,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF MAY, 2010.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

JOSHUA A. TERRY NOTARY PUBLIC AT LARGE My Comm. Expires Feb. 20, 2012 WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Company
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
Cindy Hundley	Ascend Federal Credit Union	Part of 18000000800 - 2009
(NAME) 3169 Brookview Forest Drive	(NAME) 550 William Northern Blvd	180040B15600CO - 2010
(ADDRESS) Nashville, TN 37211	(ADDRESS) Tullahoma, TN 37388	
(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 **Cindy C. Hundley,** Unmarried, hereinafter called the grantee(s), HER 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. 67 on the Final Plat of Brookview Forest, Phase V, as of record in Instrument No. 20090309-0021109, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

This being part of the same property conveyed to Drees Premier Homes, Inc. by Deed from Danco Property Investments, LLC, as filed of record in Instrument Number 20021001-0118959, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

All matters as set forth on the plat of record in Instrument No. 20090309-0021109, said Register's Office.

Restrictive Covenants of record in Instrument No. 20030829-0125803, amended in Instrument No. 20050505-0050962, said Register's Office.

Easement as set out in Warranty Deed of record in Book 8404, Page 676, said Register's Office.

Drainage Easement and Maintenance Agreement for Detention Facilities of record in Instrument No. 20070323-0035374, said Register's Office.

Storm Water Detention Agreement of record in Instrument No. 20060104-0001198, said Register's Office.

By-Laws of record in Instrument No. 20030829-0125803, said Register's Office.

Charter for Brookview Forest Homeowners Association of record in Instrument No. 20030918-0138293, 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 3169 Brookview Forest Drive, Nashville, TN 37211

(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), HER 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), HER 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 21st day of May, 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 21st day of May, 2010.

Commission expires: 3/3/14

_____

Notary Public

TERRI ELVANS
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

File Number: 210040297

RETURN TO:

Stewart Title Company
1604 Westgate Circle, Suite 3
Brentwood, TN 37027