BILL GARRETT, Davidson County
Trans:T20100039422 DEEDWARR
Recvd: 06/29/10 09:44 2 pgs
Fees:13.00 Taxes:1069.30

20100629-0050551

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $289,000.00

Affiant

Subscribed and sworn to before me, this 25 day of June, 2010.

Notary Public
My commission expires: 11.22.10

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

03-1006-36579

Address of New Owner:	Send Tax Bills to:	Tax Information
Harold Frelix, Sr.	First Community Mortgage, Inc.	182-12-0-A 138.00CO
804 Crab Apple Cove	275 Robert Rose Drive	
Antioch, TN 37013	Murfreesboro, TN 37129	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Bruce F. Alexander and wife, Tiffany Alexander, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Harold Frelix, Sr. and wife, Frances Frelix, hereinafter called the Grantees, their successors 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. 328, on the Plan of Phase 6, Section 6, Apple Valley, of record in Instrument No. 20070125-0010053, rerecorded in Instrument No. 20070205-0014781, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Bruce F. Alexander and wife, Tiffany Alexander by deed from Michael Sullivan Builders, G.P., a Tennessee General Partnership, dated April 10, 2008, recorded April 11, 2008, in Instrument No. 20080411-0036996, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 804 Crab Apple Cove, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Power of Attorney on Recorded in Instrument # 20100629.0050550, Register's Office for said County.

WITNESS my hand this 25th day of June, 2010.

Bruce F. Alexander by Tiffany Alexander

Bruce F. Alexander Tiffany Alexander
By: Tiffany Alexander, Attorney in Fact Attorney in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Tiffany Alexander, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Bruce F. Alexander and that she is authorized by Bruce F. Alexander to execute this instrument on his behalf.

Witness my hand and official seal at Nashville, TN, this 25th day of June, 2010.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

My commission expires: 2/11/13

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Tiffany Alexander, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 25th day of June, 2010.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

My Commission expires: 2/11/13