WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE, 2010.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Smith	Wells Fargo Bank, NA	75-10-102
(NAME)	(NAME)	
201 Weldon Drive	P.O. Box 11701	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Newark, NJ 07101	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Wayne H. Harvey Jr. and wife, Patricia R. Harvey, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert Smith, 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 47, HERMITAGE ESTATES, as shown on plat of record in Plat Book 3300, Page 71, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Wayne H. Harvey, Jr. and wife, Patricia R. Harvey, as tenants by the entirety by Warranty Deed from Wanda J. Dame Avera, unmarried, F. R. Davis and Billy Fred Davis, recorded on the 26th day of December, 1991 in Book 8514, Page 704, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ☐

This is improved ☒ property, known as 201 Weldon Drive, 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 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.

BILL GARRETT, Davidson County
Trans:T20100044171 DEEDWARR
Recvd: 07/20/10 08:39 2 pgs
Fees:13.00 Taxes:425.50

20100720-0056541

Witness our hands this 30th day of June, 2010.

Wayne H. Harvey Jr.

Patricia R. Harvey

STATE OF Missouri

COUNTY OF Jackson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wayne H. Harvey Jr. and Patricia R. Harvey, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Kansas City, Missouri, this 30th day of June, 2010.

Commission expires: June 1, 2012

Notary Public

CAROLYN L. HICKS
Notary Public-Notary Seal
STATE OF MISSOURI
Commissioned in Cass County
Commission # 08392796
My Commission Expires June 1, 2012