BILL GARRETT, Davidson County
Trans:T20100050613 DEEDWARR
Recvd: 08/16/10 13:32 2 pgs
Fees:13.00 Taxes:370.00

20100816-0064482

WARRANTY DEED

ET-10-1879

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Kenneth W. Wyatt
Affiant

Subscribed and sworn to before me, this 12th DAY OF August, 2010.

Beverly J. Heatherly
Notary Public

MY COMMISSION EXPIRES: 03-17-11
(AFFIX SEAL)

BEVERLY J. HEATHERLY NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Kenneth W. Wyatt	Kenneth W. Wyatt	
805 Hunters Hill Trace (ADDRESS)	805 Hunters Hill Trace (ADDRESS)	074-12-0-113.00
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Hermitage, TN 37076 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we ROXANNE LENZ, EXECUTRIX OF THE ESTATE OF STANLEY I. MCLAUGHLIN (A/K/A STANLEY IRWIN MCLAUGHLIN), hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KENNETH W. WYATT AND WIFE, DORIS S. WYATT, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 557, HERMITAGE HILLS, SECTION FIVE, as shown on plat of record in Plat Book 3300, Pages 1 and 2, 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 Stanley I. McLaughlin and wife, Edythe Mae McLaughlin by Warranty Deed from James E. Richmond, Jr., and wife, Shirley Yvonne Richmond, recorded on the 28th day of October 1964, in Book 3826, Page 722, in the Register's Office of Davidson County, Tennessee.

The said Edythe Mae McLaughlin have predeceased Stanley I. McLaughlin in December of 2008.

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

unimproved ( )
This is improved (X) property, known as 3913 Plantation Drive, Hermitage, Tennessee 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 GRANTEE(S), their 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), 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/our hand(s) this 12th day of August, 2010.

Roxanne Lenz Executrix of the Estate
Roxanne Lenz, Executrix of the Estate
of Stanley I. McLaughlin
of Stanley I. McLaughlin

STATE OF Tennessee

COUNTY OF Wilson

On this the 12th day of August, 2010, before me personally appeared Roxanne Lenz, Executrix of the Estate of Stanley I. McLaughlin (a/k/a Stanley Irwin McLaughlin), to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be her free act and deed.

Witness my hand and official seal, this the 12th day of August, 2010.

Notary Public

My Commission Expires: 09-17-11

(SEAL)

RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520