State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $144,000.00

Subscribed and sworn before me this the 1st day of March, 2011.

(Affix Seal)

STATE OF TENNESSEE NOTARY PUBLIC
SHERI PROW PARSONS
WILLIAMSON COUNTY

Affiant

Notary Public
My Commission expires: January 23, 2012

Davidson County DEEDWARR
Recvd: 03/04/11 08:53 3 pgs
Fees:18.00 Taxes:532.80
20110304-0017360

WARRANTY DEED

2011018

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
216 Centerview Drive, Suite 100 Brentwood, Tennessee 37027

Address of new owner:
Dianna Clare Sawyer and Kevin A. Sawyer
1877 Brookmeadow Lane
Hermitage, TN 37076

Send tax bills to:
Gold Star Mortgage Financial Group
3879 Packard Rd.
Ann Arbor, MI 48108

Map 64-16-D, Parcel 68 CO

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 CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Joseph S. Marsh, Unmarried

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Dianna Clare Sawyer and Kevin Sawyer, married couple

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 187, on the plan of Section Two, Truxton Park, of record in Instrument No. 20010515-0049898, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being all of the same property conveyed to Joseph S. Marsh, unmarried, by deed deed from Nancy Summers, unmarried, of record in Instrument No. 20071106-0130754, dated 10/16/2007, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 2011, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 1877 Brookmeadow Lane, Hermitage, TN, 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unemcumbered, 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 successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Subscribed and sworn before me this the 1st day of March, 2011.

Joseph S. Marsh

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Joseph S. Marsh , , the bargainor(s), 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 this 1st day of March, 2011 .

My commission expires: 1-6-14

Notary Public

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Rosemary Smithson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 3/29/11.

