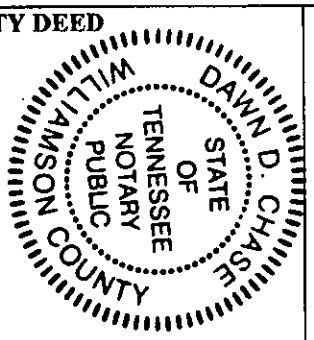
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $128,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4th day of March, 2011

Notary Public

MY COMMISSION EXPIRES: 3/18/14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
April A. Johnston	Same	164060A02800CO
(NAME)	(NAME)	
4316 Summercrest Drive #404		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, **Michael Thomas Hartberger and wife, Amanda C. Hartberger,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **April A. Johnston**, unmarried, hereinafter called the Grantee, 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 Unit No. 28 as set forth on the Final Plat of Autumn Glen, Section 1, a Condominium Regime of record in Plat Instrument No. 20020926-0117438, Register's Office for Davidson County, Tennessee and in Amended and Restated Master Deed, Autumn Glen, Section 1, of record in Instrument No. 20030929-0143614, said Register's Office, a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq.

Being the same property conveyed to Michael Thomas Hartberger, unmarried, by Warranty Deed from Mainstreet Homes, LLC, a Tennessee limited liability company, dated June 5, 2007 and recorded in Instrument No. 20070629-0077714, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved X property, known as 4316 Summercrest Drive #404, Antioch, TN 37013

BILL GARRETT, Davidson County
Trans:T20110023248 DEEDWARR
Recvd: 04/20/11 10:05 2 pgs
Fees:13.00 Taxes:473.60

20110420-0030384

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, has 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.

Witness our hands this **4th** day of **March, 2011**

Michael Thomas Hartberger by Amanda C. Hartberger his Atty In Fact

Michael Thomas Hartberger by Amanda C. Hartberger his Attorney In Fact C. Hartberger his Atty In Fact

Amanda C. Hartberger

Amanda C. Hartberger

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, **Amanda C. Hartberger**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **4th** day of **March, 2011**

DAWN D. CHASE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Notary Public

My commission expires: 3/18/14

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Amanda C. Hartberger, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Michael Thomas Hartberger, as his Attorney In Fact, under Power of Attorney bearing Instrument No. 20110420-0030383 Register's Office for Davidson County, Tennessee, and who acknowledged the execution of the same to be the free act and deed of Michael Thomas Berger, under said Power of Attorney.

Witness my hand and official seal at office in Franklin (City), Tennessee (State), this the 4th day of March, 2011.

DAWN D. CHASE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Notary Public

My Commission Expires: 3/18/14