(1)

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20110026978 DEEDWARR
Recvd: 05/06/11 09:19 2 pgs
Fees: 13.00 Taxes: 534.65

20110506-0034870

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 444,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of April 2011

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

Tonja Barron
State of Tennessee
Notary Public
Williamson County

My commission expires November 21, 2012

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 5107 Maryland Way, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Prudential Relocation, Inc. (NAME)	NEW OWNER (NAME)	182060A02500
16260 N. 71st St. (ADDRESS)	(ADDRESS)	
Scottsdale, AZ 85254 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 considerations, the receipt of which is hereby acknowledged, we, **Geoffrey Wheeler and wife, Brandie Wheeler**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Prudential Relocation, Inc., a Colorado corporation**, hereinafter called the GRANTEE(S), their heirs and/or 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. 25 on the Plan of Section One, Old Hickory Hills, of record in Instrument No. 20011023-0115382, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to GEOFFREY WHEELER AND WIFE, BRANDIE WHEELER by Deed from JASON ANDERSON AND STEFANIE ANDERSON, dated 09/01/2006 and filed for record on 09/05/2006 in Instrument No. 20060905-0109431, Register's Office for DAVIDSON County, Tennessee.

This conveyance is made subject to the following:

County of DAVIDSON taxes for the year 2011 and subsequent years, a lien not yet ascertainable, due or payable.

All matters as set forth per Instrument No. 20011023-0115382, said Register's Office.

Declaration of Covenants, Conditions, Restrictions and By-laws of record in Instrument No. 20020116-0006750, as amended in Instrument No. 20101116-0091730, said Register's Office.

Storm water Detention Agreement of record in Instrument No. 20010306-0021333, said Register's Office.

Easement to United Telephone Co. of record in Instrument No. 20020123-0009339, said Register's Office.

Charter of record in Instrument No. 20020123-0009417 and Instrument No. 20081219-0121385, said Register's Office.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 7867 Rainey Drive, Antioch, TN 37013
(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/or 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/or 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 31st day of March 2011

Geoffrey Wheeler

Brandie Wheeler

State of TN
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Geoffrey Wheeler , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 31 day of March, 2011

Notary Public
My Commission Expires:

My Commission Expires
September 3rd 2012

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

State of Wisconsin
County of Iowa

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brandie Wheeler , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 24 day of March, 2011

Notary Public
My Commission Expires: May 19, 2013

RACHEL E. SLESARIK NOTARY PUBLIC STATE OF WISCONSIN

RETURN TO:
Stewart Title Company Tennessee Division
5107 Maryland Way
Brentwood, TN 37027