Box 13
#16376

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110027454 DEEDWARR
Recvd: 05/09/11 10:47 3 pgs
Fees:18.00 Taxes:129.50
20110509-0035355

Kasey Kelchner
State of Tennessee
Notary Public
My Comm. Exp. 1/21/2013
Rutherford County

State of Tennessee
County of Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Affiant

SUBSCRIBING AND SWORN TO BEFORE ME, THIS THE 6 DAY OF MAY, 2011.

Notary Public

MY COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY:
Harold O. Bernard, 1102 Buchanan Street Nashville, Tennessee 37208

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
MID-STATE LENDERS, INC.	NEW OWNER	05811018100
P.O. Box 2171	same	
Hendersonville, TN 37077	same	

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, I, Harold O. Bernard, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO * HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY. TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

* MID-STATE LENDERS, INC.

(DESCRIPTION ATTACHED EXHIBIT A)

Unimproved ( )
This is improved (x) property, known as 545 Judd Drive, Nashville, Tennessee 37218.

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.

Witness my hand this 6th day of May, 2011.

Harold O. Bernard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harold O. Bernard, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 6 day of MAY, 2011.

Notary Public

My commission expires: _____

LaTrece McAdoo
State of Tennessee
Notary Public
My Comm. Exp. 3/3/2014
Davidson County

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 106 on the Plan of Royal Hills, Section 3, as of record in Book 4860, Page 47, Registers Office for Davidson County, Tennessee.

Being the same property conveyed to Dr. Harold Bernard and wife, Clara Bernard, by deed of record in Book 5606, Page 512, Register's Office for Davidson County, Tennessee.

Dr. Harold Bernard a.k.a. Harold O Bernard

Clara Bernard having since died.

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