Prepared by:
Realty Title & Escrow Company, Inc.
206 A Cool Springs Blvd., Suite 107
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans:T20110039636 DEEDWARR
Recvd: 07/01/11 12:11 2 pgs
Fees:13.00 Taxes:762.20
20110701-0050607

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $206,000.00

Affiant

Subscribed and sworn to before me this day of June, 2011.

Notary Public
My commission expires: 10-15-12

JENNIFER THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

07-1106-84490

Address of New Owner:	Send Tax Bills to:	Tax Information
John David Hazlett	SunTrust Mortgage	87-02-0-A-028
7409 Thornwood Court	401 Commerce St.	
Mt. Juliet TN 37122	Nashville TN 37129	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, John Mark Engebretson, an unmarried man hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to John David Hazlett and wife, Sarah B. Hazlett, hereinafter called the Grantees, their successors 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 Lot No. 54 Final Plat Cobblestone Landing Phase I as shown on plat of record in Instrument No. 20050822-0099471, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to John M. Engebretson, an unmarried man by Warranty Deed from Drees Premier Homes, Inc. an Ohio Corporation dated 7-13-07, recorded 7-19-07 in Instrument No. 20070719-0085989, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 7409 Thornwood Court, Mt. Juliet, TN 37122

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 21st day of June, 2011.

John Mark Engebretson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John Mark Engebretson and , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Franklin, TN, this 21st day of June, 2011.

Notary

My Commission expires

1/19/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON