This Instrument Prepared By:
Thomas I. Bottorff, Attorney
2 Cadillac Drive
Brentwood, TN 37027

Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Brandon W. Hollis
3724 Seasons Drive
Antioch, Tennessee 37013

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
SWBC Mortgage Corporation
5055 Maryland Way
Brentwood, TN 37027

MAP	**150-12**
GROUP	**A**
PARCEL	**58.00co**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **John A. Nuese, unmarried,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Brandon W. Hollis and wife, Sheki J. Hollis**, hereinafter called the GRANTEES, their 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 Lot No. 732 on the Plan of Phase IV, Somerset, of record in Plat Book 7900, page 978-979, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to John A. Nuese, by deed dated 07-31/2007 from Karis Gaskin nka Karis Daniels and husband, Jeff Daniels of record in Instrument no. 20070810-0095905, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2011 and subsequent years.

This is **improved** property known as **3724 Seasons Drive, Antioch, Tennessee 37013.**

BILL GARRETT, Davidson County
Trans:T20110051367 DEEDWARR
Recvd: 08/19/11 15:39 3 pgs
Fees:18.00 Taxes:518.00
20110819-0064519

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, his heirs and assigns , forever, and, GRANTOR does covenants with the said GRANTEE that he is 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, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and his 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 the 10th day of **August, 2011.**

John A. Nuese 8/12/2011

John A. Nuese

STATE OF Connecticut ss Cornwall
COUNTY OF Litchfield

Personally appeared before me, the undersigned Notary Public in and for said County and State, **John A. Nuese, unmarried**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 10th day of August, 2011.

Joyce Rukkila Hart
NOTARY PUBLIC JOYCE RUKKILA HART
NOTARY PUBLIC
MY COMMISSION EXPIRES FEB. 28, 2013

My Commission Expires:

JOYCE RUKKILA HART NOTARY PUBLIC CONNECTICUT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $140,000.00.

AFFIANT

Subscribed and sworn to before me on this 12th day of August, 2011.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 5/8/2012

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY