WARRANTY DEED

G-VRES-11-5049

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $189,900.00

Affiant

Subscribed and sworn to before me, this 24th DAY OF August, 2011.

Notary Public

MY COMMISSION EXPIRES: 10-16-11
(AFFIX SEAL)

LAURA PERRY NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Aldendifer	Waterstone Mortgage Corporation	
1125 Allen	1133 Quail Court	
South Bend, IN 46616	Pewaukee, WI 53072	147-9-55.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we EDWIN R. BARTON AND WIFE, SHEILA DIAL , hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JAMES E. ALDENDIFER, A SINGLE MAN , hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 87, A RESUBDIVISION OF PART OF CRIEVEWOOD, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2330, PAGE 90, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO EDWIN R. BARTON, AN UNMARRIED MAN BY WARRANTY DEED FROM KAY M. BRANDT AND HUSBAND, R. STEPHEN JOBE, RECORDED ON THE 27TH DAY OF DECEMBER, 2000 IN INSTRUMENT NO. 20001227-0126224, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

EDWIN R. BARTON HAVING SINCE MARRIED. SHEILA DIAL JOINS IN THIS CONVEYANCE TO CONVEY ANY AND ALL MARITAL INTEREST SHE MAY HAVE TO SAID PROPERTY.

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR 2011 AND SUBSEQUENT YEARS; ALL MATTERS SET FORTH IN THE PLAN OF RECORD IN PLAT BOOK 2330, PAGE 90 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 5049 Marchant Drive, Nashville, Tennessee 37211
(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 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 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.

BILL GARRETT, Davidson County
Trans: T20110052980 DEEDWARR
Recvd: 08/29/11 09:47 2 pgs
Fees: 13.00 Taxes: 702.63
20110829-0066442

Witness my/our hand(s) this 24th day of August, 2011.

Edwin R. Barton

Sheila Dial

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Edwin R. Barton and Sheila Dial, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 24th day of August, 2011.

Notary Public

My Commission Expires: 5-20-14

(SEAL)

MARY FRANCES RUDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903