WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110058211 DEEDWARR
Recvd: 09/20/11 09:06 2 pgs
Fees:13.00 Taxes:405.15
20110920-0072659

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF SEPTEMBER, 2011

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

GIB VANDERHEYDEN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lai Chu Olstad	Same	Portion of 084.11-0-008.00 & all of 084.11-0-009.00
(NAME)	(NAME)	
2633 Bowater Ln		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, WE, Annie G. Wooten aka and Annie Grace Wooten, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lai Chu Olstad, unmarried, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the Third Civil District of Davidson County, Tennessee, being Lots Nos. 75 and 76 on the plan of Maplecrest which appears of record in Book 1835, page 27 and 28, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Harry E. Wooten a/k/a H.E. Wooten and wife, Grace Wooten a/k/a Annie G. Wooten by warranty deed dated March 15, 1957, from A.D. Hewlett, of record in Book 2641, page 279, Register's Office for Davidson County, Tennessee. The said Harry E. Wooten (aka H.E. Wooten) having since died and by operation of law property vested in Annie G. Wooten (aka Annie Grace Wooten) as surviving tenant by the entireties.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable. If improvements are completed after January 1 of any year, the law requires supplemental assessment for the year in which improvements are completed as defined by statute. We assume no liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated 67-5-603, et seq. 2011 Tax a lien but not yet due and payable. Subject to all matters shown on the Plan of record in Plat Book 1835, page 27-28, Register's Office for Davidson County, Tennessee. Restrictions of record in Book 1874, page 452, Register's Office for Davidson County, Tennessee. Easement of record in Book 4883, page 962 and in Book 4931, page 246, said Register's Office.

This property, known as 2234 Weona Drive, Nashville, TN 37214
(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 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/our hand(s) this 15TH DAY OF SEPTEMBER, 2011.

Annie G Wooten by Beverly Pitts POA

Annie G. Wooten by Beverly Pitts, as Attorney in Fact

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Beverly Pitts, Attorney-in-Fact for Annie Grace Wooten, the within named bargainor/s, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that s/he executed the foregoing instrument on behalf of and as Attorney-in-Fact for the said Annie Grace Wooten, as his/her free act and deed for the purposes therein contained, said Power of Attorney of record in Instrument No. 20090521-0046892, Register's Office of Williamson County, Tennessee.

Witness my hand and official seal, this the 15th day of Sept, 2011.

Notary Public

My Commission Expires: 7-2-12

(SEAL)

YVETTE LYNN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON