WARRANTY DEED

Record & Return To

Foundation Title & Escrow, LLC
30 Burton Hills Blvd, Suite 175
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $129,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF SEPTEMBER, 2011.

Notary Public

MY COMMISSION EXPIRES: 6.30.14

(AFFIX SEAL)

Lisa M Shepard
Rutherford County
Notary Public

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrea Hayes	Fifth Third Mortgage Company	137130a04700co
(NAME)	(NAME)	
3332 Milbridge Drive	5001 Kingsley Drive	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Cincinnati, OH 45527	
(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, Dannielle Ann Wiseth, F.K.A Dannielle Gilberg, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andrea Hayes, 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 situated in Davidson County, State of Tennessee, and being more particularly described as follows:

BEING Lot No. 47 on the Plan of Section One, Peninsula Point, a Planned Unit Development, according to the plat thereof, recorded in Plat book 9700, Page 98 of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Dannielle Gilberg, by deed of record in Instrument No. 20090126-0006760, Register's Office for Davidson County, Tennessee. Dannielle Gilberg now known as Dannielle Ann Wiseth.

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

This instrument is executed on behalf of Dannielle Ann Wiseth by Carolyn Adcock as her Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20110922-0073490, in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3332 Milbridge Drive, Antioch, TN 37013

(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.

BILL GARRETT, Davidson County
Trans:T20110058996 DEEDWARR
Recvd: 09/22/11 13:26 2 pgs
Fees:13.00 Taxes:480.63

20110922-0073491

Witness my hand this 9th day of September, 2011.

Dannielle Ann Wiseth By Carolyn Adcock Atty In Fact

Dannielle Ann Wiseth by Carolyn Adcock, her attorney in fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 9th day of September, 2011, before me personally appeared Carolyn Adcock, the person who executed the foregoing instrument on behalf of Dannielle Ann Wiseth and who acknowledged that she executed the same as the free act and deed of the said Dannielle Ann Wiseth, through Power of Attorney granted her by the said Dannielle Ann Wiseth.

Witness my hand and official seal at Nashville, Tennessee this 9th day of September, 2011.

Commission expires: 5/5/15

KRYSTN T. BURRELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAY 5, 2015

Notary Public