Realty Title and Escrow Co., Inc.
1285 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

WARRANTY DEED

KATHLEEN A. TOMLINSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires January 17, 2012

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29TH DAY OF SEPTEMBER, 2011.

Notary Public

MY COMMISSION EXPIRES: 01/17/12
(AFFIX SEAL)

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
Douglas H. Brown	First Community Mtg Inc	17508003700
(NAME)	(NAME)	
3913 Rock Creek Drive	275 Robert Rose Drive	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Murfreesboro TN 37129	
(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, Victor Hazelwood, Trustee of the Rocking the Boat No 3913 Land Trust, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas H. Brown an unmarried man, 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. 40 on the Final Plat Hickory Woods, Section A of record in Plat Book 6900, Page 511, as amended by Surveyors Certificate of Correction of record in Book 7582, Page 167Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Victor Hazewlood, Trustee of the Rocking the Boat No3913 Land Trust, by deed of record in Instrument No. 20110203-0009685, Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as 3913 Rock Creek 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:T20110061641 DEEDWARR
Recvd: 10/04/11 10:33 2 pgs
Fees:13.00 Taxes:358.90
20111004-0076785

Witness my hand this 29th day of September, 2011.

Victor Hazelwood, Trustee of the Rocking the Boat No 3913 Land Trust

By: _____ Trustee

Victor Hazelwood, Trustee of the Rocking the Boat No 3913 Land Trust

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 29th day of September, 2011, before me, personally appeared Victor Hazelwood Trustee of the Rocking the Boat No3913 Land Trust, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 29th day of September, 2011.

Commission expires:

_____

Notary Public

