WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $131,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF OCTOBER, 2011.

Notary Public

MY COMMISSION EXPIRES: ~~March 3, 2014~~ JULY 8, 2013

(AFFIX SEAL)

STEVEN T. MORRIS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires JULY 8, 2013

THIS INSTRUMENT WAS PREPARED BY
Advnatage Title & Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel J. Erdly	PEOPLES HOME EQUITY, INC.	173150a11000co
(NAME)	(NAME)	
1298 Bending Creek	150 N. SEVEN OAKS	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	KNOXVILLE TN, 37922	
(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, Laurie Christine Handshu F/K/A Laurie Relleva, * HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel J. Erdly, 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:

*UNMARRIED

Being Lot No. 110 on the Final Plat of Mill Run Subdivision, Phase 2 of record in Instrument No. 20011009-0109754, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Laurie Relleva by Warranty Deed from NVR, Inc., a Virginia Corporation, Trading as Fox Ridge Homes, dated August 29, 2002, of record in Instrument No. 20020904-0106741, Register's Office for Davidson County, Tennessee. The said Laurie Relleva is now known as Laurie Christine Handshu.

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

unimproved ☐

This is improved ☒ property, known as 1298 Bending Creek, 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:T20110068537 DEEDWARR
Recvd: 11/01/11 14:56 2 pgs
Fees:13.00 Taxes:484.70
20111101-0085050

Witness my hand this 31st day of October, 2011.

Laurie Christine Handshu F/K/A Laurie Relleva

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Laurie Christine Handshu, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee this 31st day of October, 2011.

Commission expires: March 3, 2014

Beth Triplett Notary Public

Beth Triplett State of Tennessee Notary Public My Comm. Exp. 3/3/2014 Davidson County