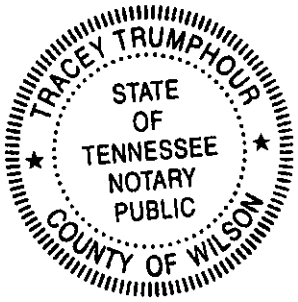
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,000.00

Rochelle Reding
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of November, 2011.

Tracey Trumphour
Notary Public

MY COMMISSION EXPIRES: 9.2.2013

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John Reding		06509000700
(NAME)	(NAME)	
1905 Myleen Place	Same	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN. 37138		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20110070131 DEEDWARR
Recvd: 11/07/11 11:40 2 pgs
Fees:13.00 Taxes:259.00
20111107-0086839

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Walter D. Vandegrift, Jr. and wife, Patricia A. Vandegrift d/b/a Property Unlimited, a General Partnership**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **John Reding and wife, Rochelle Reding**, hereinafter called the GRANTEE(S), their heirs and/or 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. 37 on the plan of Section Two, Sherwood Forest, of record in Plat Book 4300, Page 125, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Walter D. Vandegrift, Jr. and wife, Patricia A. Vandegrift hereto referred to as Property Unlimited, a Partnership by Deed from Leonard Carl Hollinsworth and wife, Judith W. Hollinsworth, dated 06/01/1983 and filed for record on 06/03/1983 in Book 6068, Page 972, Register's Office for Davidson County, Tennessee.

All matters as set forth per Plat Book 4300, Page 125, said Register's Office.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 4880 Big Horn Drive, Old Hickory, TN 37138
(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/or 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/or 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 our hands this 4th day of November, 2011.

Walter D Vandegrift Jr.

Patricia A. Vandegrift

State of Tennessee
County of Wilson

Personally appeared before me Walter D Vandegrift Jr. and Patricia A. Vandegrift, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 4th day of November, 2011.

Notary Public
My Commission Expires: 9.2.2013

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122