This instrument prepared by:
Debra R. Vincion
303 Belinda Drive
Hermitage, Tennessee 37076

Davidson County DEEDWARR
Recvd: 11/09/11 11:48 4 pgs
Fees:23.00 Taxes:499.50
20111109-0087693

WARRANTY DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Debra R. Vincion
303 Belinda Drive
Hermitage, Tennessee 37076

MAIL TAX STATEMENT TO:
Debra R. Vincion
303 Belinda Drive
Hermitage, Tennessee 37076

MAP PARCEL NUMBERS:
Map/Parcel:
07510005400

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR AND NO/100 ($1.00), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Debra R. Vincion, an unmarried woman and Barbara E. Brooks, an unmarried woman** has this day bargained and sold, and does hereby transfer and convey unto the said **Debra R. Vincion, an unmarried woman**, Grantees herein, their successors and assigns, certain real estate in **Davidson** County, **Tennessee** as follows:

BEING LOT NO. 250 ON THE PLAN OF HERMITAGE ESTATES, AS SHOWN BY PLAT OF RECORD IN PLAT BOOK 3300, PAGE 70 AND 71, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

Being the same property conveyed to Debra R. Vincion, an unmarried woman and Barbara E. Brooks, an unmarried woman by Deed from Leigh Ann PettyJohn, unmarried of record in Document No. 200303140034221, said Register's Office.

The express purpose of this conveyance is to Remove Co-Owner from Title.

This is unimproved ( ) property known as 303 Belinda Drive, Hermitage, Tennessee 37076
Improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

Whenever 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 hand this 16 day of March, 2011, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Debra R. Vincion

Debra R. Vincion

Barbara E. Brooks

Barbara E. Brooks

ACKNOWLEDGMENT

STATE OF TN)

COUNTY OF Davidson) ss

Personally appeared before me, Claudia Boyett, a Notary Public in and for said County and State, **Debra R. Vincion and Barbara E. Brooks** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Hermitage, TN this 16 day of March, A.D., 2011.

NOTARY STAMP/SEAL

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Claudia Boyett

NOTARY PUBLIC
Notary Commission Expires: _____

My Commission Expires Nov. 4, 2013

AFFIDAVIT OF VALUE

STATE OF TN)

COUNTY OF Davidson)

The actual consideration or value whichever is greater, for this transfer is $135,000.00.

Subscribed and sworn to before me this the 16 day of March, 2011.

(Affix Seal)

Debra R. Vincion

Affiant

Claudia Boyett

Notary Public

My Commission Expires: 11-4-2013

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Exhibit "A"
Legal Description

All that certain parcel of land situate in the County of Davidson, State of Tennessee, being known and designated as follows:

BEING Lot No. 250 on the Plan of Hermitage Estates, as shown by plat of record in Plat Book
3300, page 70 and 71, of the Register's Office of Davidson County, Tennessee, to which plat
reference is hereby made for a more complete and accurate description of said lot.

Being the same property as conveyed from Leigh Ann PettyJohn, unmarried to Debra R. Vincion, an unmarried person and Barbara E. Brooks, an unmarried person, as described in Doc#20030314003 4221, Dated 1/31/200 1, Recorded 3/14/2003 in DAVIDSON County Records.

Tax ID: 07510005400

True Copy Certification

I, Kara Crees, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the orginal document executed and authenticated according to law.

Kara Crees
Signature

State of PA

County of Beaver

Personally appeared before me, Melanie Miller, a notary public for this county and state, Kara Crees who acknowledge that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 27, 2014
Member, Pennsylvania Association of Notaries

My Commission Expires: 4-27-2014
Notary' Seal (if on Paper)