BILL GARRETT, Davidson County
Trans:T20110077457 DEEDWARR
Recvd: 12/07/11 14:02 2 pgs
Fees:13.00 Taxes:514.30
20111207-0095629

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $139,000.00

Affiant

Subscribed and sworn to before me, this 28 day of November, 2011.

Notary Public
My commission expires: JAN 04 2014

GREGG W. CLARKE NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

06-1111-74469

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Tonya M. Howell<br>2801 Summer Hollow Ln.<br>Hermitage TN 37076 | Homethrun Lenders<br>2935 Hwy 231/431 N<br>Hazel Green, AL 35750 | 064-16-0-D 218.00 |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, William J. Hayes, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Tonya M. Howell, an unmarried woman, hereinafter called the Grantees, their successors 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. 343 on the Plan of Section Four, Truxton Park, of record in Instrument No. 20020528-0064435, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William J. Hayes and wife, Myrna F. Hayes by deed from Timothy Henning, unmarried, dated December 28, 2005, recorded December 30, 2005 of record in Instrument No. 20051230-0156817, Register's Office for Davidson County, Tennessee. The grantees therein have since become divorced and the same property was conveyed to William J. Hayes, unmarried, by the former wife, Myrna F. Hayes, unmarried, dated October 31, 2011, recorded _____, of record in Instrument No. 20111207-0095629 Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2801 Summer Hollow Ln., Hermitage, TN 37076

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 28 day of November, 2011.

William J. Hayes

STATE OF CALIFORNIA
COUNTY OF Orange

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, William J. Hayes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Orange, CA, this 28 day of November, 2011.

Notary Public

My Commission expires 06/16/2015

JIN LI
Commission # 1941377
Notary Public - California
Orange County
My Comm. Expires Jun 16, 2015