BOX 50-3

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP
5107 MARYLAND WAY
STE. 115
BRENTWOOD, TN 37027

This instrument prepared by:
Fidelity Residential Solutions
120 Longwater Drive
Norwell, MA 02061
672010 418306-000235
Stephen Wallace

BILL GARRETT, Davidson County
Trans:T20120020392 DEEDWARR
Recvd: 03/21/12 11:17 3 pgs
Fees:18.00 Taxes:386.65
20120321-0023958

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) Vernon F. Uhran	(NAME) U.S. Bank, N.A.	13116004600
(STREET ADDRESS OR ROUTE NUMBER) 735 Tulip Grove Rd. #214	(STREET ADDRESS) P.O. Box 20005	
(CITY) (STATE) (ZIP) Hermitage, TN 37076	(CITY) (STATE) (ZIP) Owensboro, KY 42304-0005	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Joel A. Underwood and Amber N. Underwood, husband and wife have this day bargained and sold, and do hereby transfer and convey unto the said Vernon F. Uhran, unmarried the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF TN
COUNTY OF WILLIAMSON The actual consideration or value whichever is greater, for this transfer is $ 104,500.00

Affiant

Subscribed and sworn to before me this the 15th day of March 2012

Notary Public

My commission expires: May 8, 2012
(Affix Seal)

R. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

This is unimproved ( ), known as 735 Tulip Grove Road, #214, Hermitage, TN 37076
improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 25th day of November, 2011, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Joel A. Underwood

Amber N. Underwood

STATE OF
COUNTY OF

Personally appeared before me, SUSAN G. COX, a Notary Public in and for said County and State, Joel A. Underwood, the within named bargainor married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of November, 2011.

Susan G Cox
Notary Public
My Commission Expires: 08-20-2013

(This area for official notarial seal)

SUSAN G. COX
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF
COUNTY OF

Personally appeared before me, SUSAN G. COX, a Notary Public in and for said County and State, Amber N. Underwood, the within named bargainor married (fill in marital status), 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, at office, this 25th day of November, 2011.

Susan G. Cox
Notary Public
My Commission Expires: 08-20-2013

(This area for official notarial seal)

SUSAN G. COX
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Exhibit "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot 30 aka Unit 214, Tulip Cove Townhomes, as shown on plat of record on Exhibit "B" of Instrument 20050525-0059119, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to Joel Underwood, unmarried, by Special Warranty Deed from Marquis Homes, LLC, a limited liability company, recorded as Instrument No. 20070711-0082709, in the Register's Office for Davidson County, Tennessee, dated June 27, 2007.