BILL GARRETT, Davidson County
Trans:T20120029027 DEEDWARR
Recvd: 04/20/12 12:59 2 pgs
Fees:13.00 Taxes:460.65
20120420-0034006

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 $124,500.00

Affiant

Subscribed and sworn to before me, this 13th day of April, 2012.

Notary Public
My commission expires: 3-30-15

TISHA C. BALDWIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

06-1203-74605

Address of New Owner:	Send Tax Bills to:	Tax Information
Jeffrey D Whitworth	Mortgage Investors Group	064-12-0-043.00
4812 Shasta Dr	8320 E. Walker Springs Ln., Ste. 200	
Old Hickory TN 37138	Knoxville, TN 37923	

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. Griffith and wife, Nelda J. Griffith, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jeffrey D Whitworth, unmarried, 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. 341, on the Plan of Sherwood Forest Subdivision, of record in Plat Book 4460, Page 182, 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. Griffith and wife, Nelda J. Griffith by deed from LeRoy D. Shorey and wife, Patricia A. Shorey, dated April 27, 1990, recorded April 30, 1990, of record in Book 8098, Page 581, 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 4812 Shasta Dr, Old Hickory, TN 37138

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 13th day of April, 2012.

William J. Griffith

Nelda J. Griffith

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, William J. Griffith and wife, Nelda J. Griffith, 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 Mt. Juliet, TN, this 13th day of April, 2012.

Notary Public
State of Tennessee at Large

My Commission expires 12-27-15

KATHLEEN A. TOLLINSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
COMM. EXP. 12/27/15