Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $315,000.00

Affiant

Subscribed and sworn to before me, this 10th day of May, 2012.

Notary Public
My commission expires: 3/18/14

02-1204-47857

Address of New Owner:	Send Tax Bills to:	Tax Information
John M. Ishee 5726 Chadwick Lane Brentwood TN 37027	Legends Bank 310 N First Street Clarksville TN 37040	160-16-0-A-016

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, Jourik M. Poorian, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to John M. Ishee and wife, Jennifer A. Ishee, 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. 7, on the Plan of Section Two, Montgomery Place, of record in Plat Book 7900, Page 922, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jourik M. Poorian by deed from Radnor Homes, Inc. dated December 1, 1995 recorded December 8, 1995 of record in Book 9883, Page 890, said Register's Office. Stella Tragas Poorian, spouse of Grantor, joins in the execution of this instrument for the purposes of conveying her marital interests, if any, in the subject property.

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 5726 Chadwick Lane, Brentwood, TN 37027

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.

BILL GARRETT, Davidson County
Trans:T20120035894 DEEDWARR
Recvd: 05/16/12 09:38 2 pgs
Fees:13.00 Taxes:1165.50
20120516-0042226

WITNESS my hand this 10th day of May, 2012.

Jourik M. Poorian

Stella Targis Poorian

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jourik M. Poorian and Stella Targis Poorian, 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 Brentwood, TN, this 10th day of May, 2012.

Notary Public
State of Tennessee at Large

My Commission expires

1/19/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON