BILL GARRETT, Davidson County
Trans:T20120041659 DEEDWARR
Recvd: 06/06/12 10:08 2 pgs
Fees:13.00 Taxes:734.82
20120606-0049349

**This Instrument Was Prepared By:**
**W. William Davis, Attorney, PC**
**219 Ward Circle, Suite 5**
**Brentwood, TN 37027**

# WARRANTY DEED

**FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee, the receipt of which is hereby acknowledged, Southern Holdings, Inc. ("Grantor") has bargained and sold, and does hereby bargain, sell and convey unto David Petrey ("Grantee") the following described real estate located in Davidson County, Tennessee, more particularly described as follows:**

**Land in Davidson County, Tennessee, being all of Lot No. 314, on the plan of Apple Valley, Section 1 of record in Instrument 200208090096488 and corrected in Instrument 200212030148635, said Register's Office, reference to which is hereby made for a more complete description.**

**Being the same property conveyed to Southern Property Inc. by Deed from Tennessee Commerce Bank, dated 06/30/2008 and filed for record on 07/01/2008 in Instrument 200807010067991, Register's Office for Davidson County, Tennessee.**

**Map & Parcel: 182120A03200CO**

**This property is known as 605 Applejack Court, Antioch, TN 37013**

**This conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property.**

**TO HAVE AND TO HOLD the aforesaid tract or parcel of land with the appurtenances, estate title and interest thereto belonging to Grantee and his heirs and assigns in fee simple forever.**

**Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.**

**WITNESS the signature of Grantor this 5th day of June, 2012.**

**Southern Holdings, Inc.**

**By:** _____
**Donald J. Gamble**

**Its: General Manager**

**STATE OF TENNESSEE**
**COUNTY OF WILLAIMSON**

**I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Donald J. Gamble being the General Manager of Southern Holdings, Inc., personally appeared before me and is known or proved to me to be the person who being informed of the contents of the foregoing instrument has executed same and acknowledged said instrument to be the free and voluntary act and deed and that he executed said instrument for the purposes and uses therein set forth.**

**Witness my hand and official seal this 5th day of June, 2012.**

W. WILLIAM DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires January 21, 2013

**Notary Public**

**My Commission Expires:**

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

**VALUATION AFFIDAVIT**

**I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $198,600.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.**

**Affiant**

**Subscribed and sworn to before me this 5th day of June, 2012.**

W. WILLIAM DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires January 21, 2013

**Notary Public**

**Commission Expiration:**

| **RETURN TO:** | **SEND TAX BILLS TO:** | **PROPERTY ADDRESS:** |
|---|---|---|
| **W. William Davis, Attorney, PC**<br>**219 Ward Circle, #5**<br>**Brentwood, TN 37027** | **New Owner** | **605 Applejack Court**<br>**Antioch, TN 37013** |