File Box 8

BILL GARRETT, Davidson County
Trans: T20120042698 DEEDWARR
Recvd: 06/11/12 08:58 2 pgs
Fees: 13.00 Taxes: 832.50
20120611-0050559

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $225,000.00.

Affiant

Subscribed and sworn to before me, this the 4th day of June, 2012.

Notary Public

My commission expires: 10-8-2013

GREGORY POLZIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Wayne Shuplock	SAME	Map/Parcel 155-08-0B-004.00CO
6417 Sugar Maple Lane		
Nashville, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Jo C. Littlejohn and Mark Edward Littlejohn, wife and husband

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Wayne Shuplock and Jacqueline M. Shuplock, husband and wife

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS 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. 4 on the Plan of South Colony at Riverbend, Phase 1 of record in Plat Book 6900, Page 271, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Jo C. Littlejohn and Mark Edward Littlejohn, wife and husband by Deed from Linda Susan Waldrop, Trustee of The Linda Susan Waldrop Revocable Living Trust, dated November 16, 2009 of record in Instrument No. 20111116-0089511, Register's Office for Davidson County, Tennessee, dated November 10, 2011.

Being the same property conveyed to Linda Susan Waldrop, Trustee and her successors in trust, of The Linda Susan Waldrop Revocable Living Trust by Quitclaim Deed from Linda Susan Waldrop of record in Instrument No. 20091119-0106668, Register's Office for Davidson County, Tennessee, dated November 16, 2009.

Being the same property conveyed to Linda Susan Waldrop by Quitclaim Deed from Linda Susan Waldrop and husband, Fred Michael Waldrop of record in Instrument No. 20030721-0101839, Register's Office for Davidson County, Tennessee, dated June 27, 2003.

Being the same property conveyed to Linda Susan Waldrop, married by Deed from Michael E. Smilansky and wife, Inna G. Smilansky of record in Instrument No. 20010117-0005094, Register's Office for Davidson County, Tennessee, dated January 15, 2001.

This conveyance is subject to all covenants, conditions, restrictions, easements, agreements, planning documents and other matters of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (X) unimproved (___) property known as 6417 Sugar Maple Lane, Nashville, TN 37221.

Map/Parcel 155-08-0B-004.00CO is the parcel identification number assigned to the property by the county tax assessor's office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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/OUR HANDS EFFECTIVE AS OF June 4, 2012:

Jo C. Littlejohn

Mark Edward Littlejohn

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

INDIVIDUAL ACKNOWLEDGEMENT

Personally appeared before me, a Notary Public of said County and State, Jo C. Littlejohn and Mark Edward Littlejohn, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the 4th day of June, 2012.

My Commission Expires: 7.25.12

Notary Public

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

20120148R