Davidson County DEEDWARR
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20120620-0053984

Please Return To:
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1033 Long Prairie Road, Suite 1
Flower Mound, TX 75022

VIVIAN B. COTHRAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

GF # 2012043947

Address New Owner:
Wanda B. Revlett
811 Tuckahoe Drive
Madison, Tennessee 37115

Send Tax Bill To:
Same

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is $10.00.

Wanda B. Revlett
Affiant

Sworn to and subscribed before me this 24th day of May, 2012.

Vivian B Cothran
Notary Public
My Commission Expires March 8, 2016

This instrument was prepared by:
Laurie J. Hadwyn-Janes
P.O. Box 21060
Chattanooga, TN 37424
(423) 618-6140

WARRANTY DEED

THIS INDENTURE, made and entered into on the day and date last written, by and between **C. N. Revlett and wife, Wanda B. Revlett,** hereinafter called the "GRANTOR(S)", and **Wanda B. Revlett,** widower, hereinafter called the "GRANTEE(S)",

WITNESSETH:

WHEREAS, C. N. Revlett and Wanda B. Revlett owned the property described herein as husband and wife continuously until the date of his death, and,

WHEREAS, C. N. Revlett is now deceased, having passed away as recorded by the Office of Vital Records of Tennessee as Cecil Norman Revlett, having passed on January 26, 2001, in the County of Davidson, State of Tennessee, and,

WHEREAS, Wanda B. Revlett now owns said property as the sole surviving Grantee holding absolute fee simple title, and wishes to have the property titled solely in her proper legal name,

NOW FOR AND IN CONSIDERATION of the sum of Ten Dollars, ($10.00), cash in hand paid by the hereinafter named "GRANTEE(S)", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, GRANTOR(S) have bargained and sold, and by these presents, do transfer and convey unto "GRANTEE(S)", and all her heirs and assigns, all Grantors' right, title, and interest in a certain tract or parcel of land located in the County of Davidson, State of Tennessee, and more particularly described as follows, to-wit:

> Being Lot No. 80 on the Plan of Section II, Kemper Heights, of record in Book 2331, page 104, Register's Office for said County. Said Lot No. 80 fronts 150 feet on the south side of Tuckahoe Drive and runs back 213.5 feet on the west line and 182.8 feet on the east line to a dead line in the rear on which it measures 152.8 feet.
>
> Being the same property previously conveyed from Wilburn H. Trammel and wife, Muriel D. Trammel unto C. N. Revlett and wife, Wanda B. Revlett, dated February 19, 1959, and recorded on February 20, 1959, in Record Book 2879, beginning on Page 61, with the Register's Office for Davidson County, State of Tennessee.
>
> This is property commonly known as: 811 Tuckahoe Drive, Madison, TN 37115.

TO HAVE AND TO HOLD the aforesaid real estate, tract or parcel of land, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining, estate title and interest thereto belonging unto the said GRANTEE(S), his heirs and assigns, in fee simple forever.

GRANTOR(S) do covenant with the said GRANTEE(S) that they are lawfully seized and possessed of said land in fee simple, have a good right to sell and convey the same, and the same is unencumbered, unless otherwise herein set out; and GRANTOR(S) do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to

the said GRANTEE(S), and her 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.

IN WITNESS WHEREOF, I have executed this instrument this 29th day of May, 2012.

Wanda B Revlett

Wanda B. Revlett, (Grantor)

STATE OF TENNESSEE
COUNTY OF Davidson

On this May 29, 2012, before me, a Notary Public, personally appeared **Wanda B. Revlett,** personally known to me (or proved to me on the basis of satisfactory evidence), to be the same person who subscribed this instrument, and who appeared to be of sound mind and not under or subject to duress, fraud, or undue influence, and acknowledged that he/she executed the same.

Vivian B. Cothran

NOTARY PUBLIC – VIVIAN B COTHRAN (Notary Seal)
My Commission Expires; March 5, 2016
Davidson County

VIVIAN B. COTHRAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

"EXHIBIT A"

All that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 80 on the Plan of Section II, Kemper Heights, of record in Book 2331, page 104, Register's Office for said County. Said Lot No. 80 fronts 150 feet on the south side of Tuckahoe Drive and runs back 213.5 feet on the west line and 182.8 feet on the east line to a dead line in the rear on which it measures 152.8 feet.

Being the same property conveyed to C.N. Revlett and Wanda B. Revlett from Wilburn H. Trammel and Wife, Muriel D. Trammel by way of Deed dated February 19, 1959 and recorded February 20, 1959 as Deed Book/Page 2879/61.

The said C.N. Revlett since departing this life on January 26, 2001 leaving thereby vesting absolute fee simple title unto Wanda B. Revlett, surviving tenant by the entirety.

The Improvements thereon being known as 811 Tuckahoe Drive, Madison, Tennessee - 37115.

True Copy Certification

I, Teresita Miguel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Teresita Miguel
Signature

State of PA

County of York

Personally appeared before me, [Name of Notary] April L Deatrick, a notary public for this county and state, [name of person making certification] Teresita Miguel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: Nov 29, 2014
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
April L Deatrick, Notary Public
Hanover Boro, York County
My Commission Expires Nov. 29, 2014