Return to: DLO Title, LLC
256 Seaboard Lane, Suite F103
Franklin, TN 37067

File No. 20120048

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120048520 DEEDWARR
Recvd: 07/02/12 11:35 2 pgs
Fees:13.00 Taxes:710.40
20120702-0057806

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $192,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF JUNE, 2012.

Notary Public

MY COMMISSION EXPIRES: 1-6-15
(AFFIX SEAL)

E. MANNIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Sumner Title & Escrow, LLC, 131 Indian Lake Boulevard, Suite 200, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Darin S. Haberman	New Owner	172120A12600CO
(NAME)	(NAME)	
209 Burgandy Hill Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Sally A. Clayton (f/k/a Sally B. Clayton), HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Darin S. Haberman and wife, Cheri D. Haberman as tenants by the entirety, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land Davidson County, TN, being Lot No. 102 on the Plan of Section Nine Bradford Hills, of record in Plat Book 7900, Page 6, Amended in Book 7900, Page 414, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Sally B. Clayton by deed from Yazdian Construction Company, dated 6/4/93 and recorded on 6/8/93 in Book 897, page 754, Register's Office, Davidson County, Tennessee. The said Sally B. Clayton is now known as Sally A. Clayton

Subject to restrictions of record in Book 8069, page 170, as amended in Book 8074, page 269, Book 8267, page 618, Book 8374, page 591, Book 8681, page 252, Book 8974, page 754, said Register's Office.

Subject to Charter of Bradford Hills Home Owners Association, Inc. in Book 8071, page 520 and By-Laws of Bradford Hills Home Owners Association, Inc. in Book 8071, page 531; Open Space of record in Book 8154, page 304; Deeds of Conveyance of record in Book 8377, page 769 and Book 8377, page 808, Register's Office, Davidson County, Tennessee. Subject to rights of others in and to the common areas and/or elements.

Sally A. Clayton, Sally Ann Clayton and Sally B. Clayton being one and the same person.

unimproved ☐

This is improved ☒ property, known as 209 Burgandy Hill Road, Nashville, TN 37211

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

File No. 20120048

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 and assigns forever; and we do covenant with the said GRANTEES 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 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 29th day of June, 2012.

Sally A. Clayton

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sally A. Clayton, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 29 day of June, 2012.

Commission expires: 1/26/14

Notary Public

Rebecca Campbell
State Of Tennessee Notary Public
Sumner County