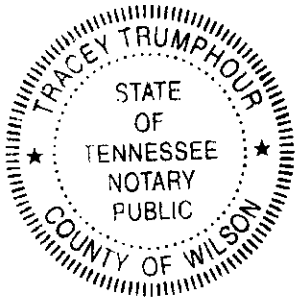
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000.00

Carissa F Wikstrom
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of October, 2012.

Tracey Trumphour
Notary Public

MY COMMISSION EXPIRES: 9.2.2013

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Carissa F. Wikstrom	Regions Bank dba Regions Mortgage	150-07-0-433.00
(NAME)	(NAME)	
3404 Daisy Trail	2050 Pkwy Office Cir, RCN-6, Mail Code ALBH40602B	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Birmingham, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 11/05/12 08:43 3 pgs
Fees:18.00 Taxes:388.50
20121105-0101379

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, **Vicki L. Wathen, unmarried**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Carissa F. Wikstrom, an unmarried woman**, hereinafter called the GRANTEE(S), their heirs and/or 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. 285 on the Plan of Section Seven-A, "The Country", as of record in Plat Book 6250, Page 308, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Vicki L. Wathen, unmarried by Warranty Deed dated March 29, 1996 from Donald L. Hein and wife, Diane L. Hein as recorded in Book 9998, Page 559, Register's Office for Davidson County, Tennessee.

All matters as set forth on the plat of record in Plat Book 6250, Page 308, Register's Office for Davidson County, TN.
Restrictive Covenants of record in Book 6482, Page 682, Register's Office for Davidson County, TN .

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 3404 Daisy Trail, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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/or 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/or 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 31st day of October, 2012.

Vicki L. Wathen

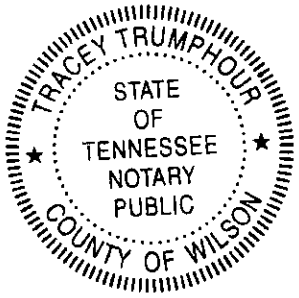
State of Tennessee
County of Wilson

Personally appeared before me Vicki L. Wathen, 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 foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 31st day of October, 2012.

Notary Public
My Commission Expires: 9.2.2013

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122



CERTIFICATE OF AUTHENTICITY

I, Dana Loggins, 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.

Attorney or ~~Custodian~~

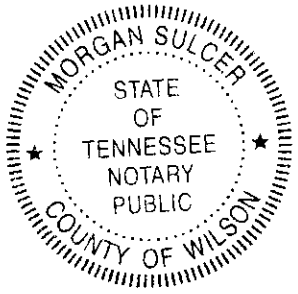
Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Morgan Sulcer, a notary public in and for the aforesaid county and state, the within named Dana Loggins, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: 9/2/2013