RECORD AND RETURN TO:
Harpeth Escrow, LLC
131 Saundersville Rd., Ste. 210
Hendersonville, TN 37075

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20120087708 DEEDWARR
Recvd: 11/16/12 10:29 2 pgs
Fees:13.00 Taxes:484.70
20121116-0105836

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $131,000.00

Affiant

Subscribed and sworn to before me, this 1st day of November, 2012.

Notary Public
My commission expires:

NOTARY PUBLIC
AT LARGE
Pamela B. Matheney
My Commission Expires
September 20, 2016
STATE OF TENNESSEE

02-1210-48125

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Addriane Good	Pinnacle Bank	052-12-0-106.00
1241 Shawnee Rd	150 Third Avenue South, Ste. 900	
Madison TN 37115	Nashville, TN 37201	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Donald W. Weaver and wife, Reba A. Weaver, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Addriane Good, hereinafter called the Grantees, their successors 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. 75, on the Plan of Sequoia Valley, Section II, of record in Book 3700, Page 114, Register's Office for said County, to which plan reference is hereby made for a more complete description. *

Being the same property conveyed to Donald W. Weaver and wife, Reba A. Weaver by deed from Brandon S. Patrick and wife, Lisa C. Patrick, dated April 18, 1997, recorded April 23, 1997, of record in Book 10425, Page 320, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1241 Shawnee Rd, Madison, TN 37115

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

*Said Lo No. 75 fronts 120.00 feet on the northerly side of Shawnee Road and extends back 192.5 feet on the westerly line and 149.7 feet on the easterly line to a dead line which measures 115.5 feet.

WITNESS my hand this 1st day of November, 2012.

Donald W. Weaver

Donald W. Weaver

Reba A. Weaver

Reba A. Weaver

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Donald W. Weaver and Reba A. Weaver, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 1st day of November, 2012.

Notary Public
State of Tennessee at Large

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission expires

1/19/14