WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $93,000.00.

Jayler Norman
Affiant

Subscribed and sworn to before me this 13th day of March, 2013.

Tara Jones
Notary Public
My Commission expires: My Commission Expires September 9, 2014
(Affix Seal)

TARA JONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Jennifer E. Wharmby	New owner	107-09-0-029.00
903 Patricia Drive		
Nashville, TN 37217		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Wanda Williams,** unmarried, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Jennifer E. Wharmby, unmarried**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 97 on the plan of PATRICIA HEIGHTS SUBDIVISION, SECTION I, as shown by plat of record in Plat Book 2331, Page 130, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Wanda Williams, Unmarried from Oval B. Sullins by Fifty Forward, Conservator and Bobbe C. Sullins by Stacie Blazic, Conservator, by Warranty Deed June 12, 2002, of record in Instrument Number 20120615-0052544, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Plat Book 2331, Page 130, Register's Office for Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 2542, Page 519; Book 6045, Page 421; Book 6067, Page 762 and Book 6887, Page 605, Register's Office for Davidson County, Tennessee.

This is improved property known as: **903 Patricia Drive, Nashville, TN 37217**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this March 13, 2013.

Wanda Williams
Wanda Williams

BILL GARRETT, Davidson County
Trans:T20130024165 DEEDWARR
Recvd: 03/25/13 14:31 2 pgs
Fees:13.00 Taxes:344.10
20130325-0029276

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Wanda Williams,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this March 13, 2013

My commission expires 7/9/15

Notary Public

HALE WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY