Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Parkway W Suite 103
Smyrna, TN 37167

BILL GARRETT, Davidson County
Trans:T20130027762 DEEDWARR
Recvd: 04/05/13 10:29 2 pgs
Fees:13.00 Taxes:666.00
20130405-0033761

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $180,000.00

Aisha Hall
Affiant

Subscribed and sworn to before me, this 28th day of March, 2013.

Paige B Mayercik
Notary Public
My commission expires: 11/22/14

04-1301-54573

Address of New Owner:	Send Tax Bills to:	Tax Information
Charles Dawson	USBank Home Mortgage	183-05-0-A-
1013 Colo Trail	3180 Rider Trail South	087.00-CO
Antioch TN 37013	Earth City, MO 63045	

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, James M. Bellamy and wife, Gloria Jean Bellamy, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Charles Dawson, married, 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. 66, on the Plan of Phase One, Section Three, October Woods, of record in Book 7900, Page 909, as amended in Book 9700, Pages 229 and 230, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James M. Bellamy and wife, Gloria Jean Bellamy by deed from John E. Ploszkiewicz and Tammy J. Mitchell, formerly Tammy J. Ploszkiewicz, dated July 30, 1999, recorded August 4, 1999, of record in Book 11605, Page 854, 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 1013 Colo Trail, Antioch, TN 37013

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.

WITNESS my hand this 28th day of March, 2013.

James M. Bellamy

Gloria Jean Bellamy
By: James M. Bellamy, Attorney-in-fact
By James M. Bellamy ATF

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, James M. Bellamy, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 28th day of March, 2013.

Paige B. Mayercik
State of Tennessee at Large

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

My Commission expires: 11/22/14

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named James M. Bellamy with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Gloria Jean Bellamy and that he is authorized by Gloria Jean Bellamy to execute this instrument on her behalf.

Witness my hand in Smyrna, Tennessee, this 28th day of March, 2013.

Notary Public

My Commission expires: 11-22-2014

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD