WARRANTY DEED

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV 3, 2015

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $153,000.00

Iris B. Winters
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF APRIL, 2013.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Iris B. Winters	SAME	150120a09100co
(NAME)	(NAME)	
3644 Seasons Drive		
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Joel Anthony Vittling, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Iris B. Winters unmarried, 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 in Davidson County, Tennessee, being Lot No. 610 on the Planned Unit Development, Final PUD Plat of Phase V-A, Somerset, of record in Book 7900, Page 399, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Joel Anthony Vittling, unmarried, by deed of record in Instrument No. 20080605-0057847, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Joel Anthony Vittling by Carolyn Adcock as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument No. 20130415000 36972, in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3644 Seasons Drive, 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 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.

BILL GARRETT, Davidson County
Trans:T20130030500 DEEDWARR
Recvd: 04/15/13 10:40 2 pgs
Fees:13.00 Taxes:566.10
20130415-0036973

Witness my hand this 12th day of April, 2013.

Joel Anthony Vittling by Carolyn Adcock attorney in fact

Joel Anthony Vittling by Carolyn Adcock, his attorney in fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 12th day of April, 2013 before me personally appeared Carolyn Adcock, the person who executed the foregoing instrument on behalf of Joel Anthony Vittling, and acknowledged that she executed the same as the free act and deed of the said Joel Anthony Vittling, through Power of Attorney granted her by the said Joel Anthony Vittling.

Witness my hand and official seal at Franklin, Tennessee this 12th day of April, 2013.

Commission expires: 5.5.15

KRYSTN T. BURRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 5, 2015

Notary Public