WARRANTY DEED



State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $375,000.00.

Affiant

Subscribed and sworn to before me, this the 3rd day of May, 2013.

Notary Public

My commission expires: 5/17/2015
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
John G. Krenson **Carrie L. Krenson**	New Owner	**Map 160 10 0A Parcel 002.00co**
5305 Heatherwood Drive		
Brentwood, Tennessee 37027		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Denise C. Fletcher, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

John G. Krenson and Carrie L. Krenson, husband and wife

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:

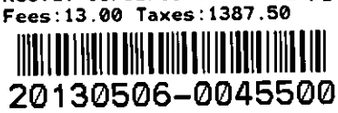
LAND in Davidson County, Tennessee, being Lot No. 2, on the Plan of Heatherwood, of record in Book 6900, Page 897, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Steven F. Fletcher and wife, Denise C. Fletcher, by Deed from First Citizens Bank, Hardin County, Inc., of record in Book 8242, Page 65, Register's Office for DAVIDSON County, Tennessee and further by Quitclaim Deed in Instrument No. 20120706-0059757, said Register's Office.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (__x__) Unimproved (____) property, known as **5305 Heatherwood Drive, Brentwood, Tennessee 37027**

BILL GARRETT, Davidson County
Trans:T20130037553 DEEDWARR
Recvd: 05/06/13 12:02 2 pgs
Fees:13.00 Taxes:1387.50



20130506-0045500

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 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.

Witness my/our hand(s) this **3rd** day of **May, 2013.**

Denise C. Fletcher

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Denise C. Fletcher,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **3rd** day of **May, 2013.**

Notary Public

My Commission Expires: 2/13/17