File Box 8

WARRANTY DEED

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $120,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 28TH DAY OF MAY, 2013.

NOTARY PUBLIC

MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 13-PS466 GEORGE CD

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Mihaela _ George	NEW OWNER	162070104 06
1171 PIN OAK LANE		
BRENTWOOD, TN 37027		

FOR AND 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,

WAYNE BRADLEY AND WIFE JEANETTA D. BRADLEY

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

MIHAELA _ GEORGE **AND HUSBAND, MARIN GEORGE**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is IMPROVED property known as 100 Emily Court, 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 GRANTEE(S), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and/or 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 on the 28th day of May, 2013.

Wayne Bradley

Jeanetta D. Bradley

BILL GARRETT, Davidson County
Trans: T20130045576 DEEDWARR
Recvd: 05/31/13 14:25 2 pgs
Fees: 13.00 Taxes: 444.00

20130531-0055213

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, WAYNE BRADLEY AND JEANETTA D. BRADLEY, the bargainor(s), 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 Franklin, Tennessee, this 28th day of May, 2013.

Notary Public

My Commission Expires: 9/23/13

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File Box 8

13-P5468 GEORGE CD

EXHIBIT A - LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 19 on the Plat of Colewood Hills, Section One, of record in Book 4300, Page 130, Register's Office for said County.

Said Lot No. 19 fronts 82.16 feet on the south margin of McClendon Drive and extends back 193.58 feet on the northwest line and 144.48 feet on the east line to a line on the rear on which it measures 157.83 feet.

Being the same property conveyed to Wayne W. Bradley and wife, Jeanette D. Bradley by deed from Leslie M. Clark, Jr. and wife, Celia L. Clark, dated August 31, 1983, recorded September 1, 1983 in Book 6127, Page 531, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as (1) all applicable zoning ordinances (2) utility, sewer, drainage, and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record (as may be amended or supplemented), (4) building restrictions, and (5) all other matters of public record.