WARRANTY DEED

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215
BOX 10-A

BILL GARRETT, Davidson County
Trans: T20130048134 DEEDWARR
Recvd: 06/10/13 11:05 2 pgs
Fees: 13.00 Taxes: 2414.25

20130610-0058570

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $652,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF JUNE, 2013.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brandon W. Wheeler	SAME	Map 116-8-S
(NAME) 501 Windsor Park Lane	(NAME)	Parcel 501 CO
(ADDRESS) Nashville, TN 37205	(ADDRESS)	
(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, I, **DENNIS W. PETTY, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BRANDON W. WHEELER AND JENNIFER K. WHEELER, 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 Unit No. 501 as identified on the exhibit attached to the First amendment to the Declaration of Covenants, Conditions and Restrictions for Windsor Park of record in Instrument No. 20090910-0084844, Register's Office for Davidson County, Tennessee, amending the Declaration of Covenants, Conditions and Restrictions for Windsor Park of record in Instrument No. 20061204-0149590 and further amended in Instruments No. 20070611-0070042 and 20070911-0109100, said Register's Office. Unit 501 is part of Lot 3 on the Plat of the Resubdivision of Lots 113 and 114 of Kenner Manor of record in Instrument No. 20060215-0018297, said Register's Office.

Being the same property conveyed to Dennis W. Petty by deed dated October 29, 2009, from Windsor Park, LLC, of record in Instrument No. 20091110-0103916, said Register's Office.

This conveyance is subject to (a) 2013 real property taxes; (b) all matters appearing on the plan of record in Book 5109, Page 302 and Instrument No. 20060215-0018297, said Register's Office; and (c) restrictive covenants of record in Instruments No. 20090910-0084844, 20061204-0149590, 20070611-0070042, 20070911-0109100 and 20101210-0098552, said Register's Office.

Suzanne P. Petty joins in executing this deed to convey any marital interest she may have in said property.

unimproved ☐

This is improved ☒ property, known as 501 Windsor Park Lane, Nashville, Tennessee 37205
(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.

Witness my hand this 6 day of June, 2013.

Dennis W. Petty

Suzanne P. Petty

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dennis W. Petty and Suzanne P. Petty, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 6 day of June, 2013.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

Notary Public