WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,942.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF JUNE, 2013.

Notary Public

MY COMMISSION EXPIRES: 9.24.15

(AFFIX SEAL)

MICHELLE HIGHTOWER NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 09-24-2015

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven Adkison	US Bank	02516003800
(NAME)	(NAME)	
129 Garrett Drive	1550 American Blvd	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Bloomington, MN 55425	
(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, Teari C. Quisberg, FKA Teari C. (Humphreys) Weaver, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven Adkison, a single man, 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:

Tract No.1: Being the northerly 160.5 feet of Lot No.1 on the Plan of Goodlettsville Heights, Section III, as of record in Book 1835, page 98, said Register's Office, and being all of Lot No. 1 as resubdivided by an instrument of record in Book 2436, page 267, said Register's Office, showing an approved survey of said lot by Hal R. Swann, Jr., dated May 28, 1955.

Said Lot No. 1, as re-subdivided is situated at the southeasterly corner of the intersection of Moss Trail Road and Garrett Drive, fronting 91 feet on Moss Trail Road and 160.5 feet on Garrett Drive, said frontages being joined by a curve having a length of 36.3 feet an a radius of 25 feet. Said lot extends back easterly 262.2 feet from Garrett Drive on the southerly line and a total of 259 feet southerly from Moss Trail Road on the easterly line, which is a broken line.

Tract No. 2: Being part of Lot No. 80 on the Map of Goodlettsville Heights, Section II, of record in Book 1424, page 120, Register's Office for Davidson County, Tennessee, and described according to a copy of a survey made by J.R. Scott, Surveyor, dated April 20, 1957, as follows:

Beginning at an iron pin in the easterly rear corner of Lots No. 79 & 80; thence with the rear or easterly line of Lot No. 80, southwesterly 150 feet to an iron stake; thence North 39 degrees 58 minutes West 421.6 feet to a concrete monument which monument is 42.9 feet south of the southeasterly margin of Moss Trail Road; thence South 59 degrees East 401.5 feet to the point of beginning.

Being the same property conveyed to Teari C. Humphreys by deed from David R. Johnson, Jr. unmarried of record in Instrument No. 20070529-0063161 and further conveyed to Teari C. (Humphreys) Weaver by deed from Barry P. Humphreys of record in Instrument No. 20110718-0054731, Register's Office for Davidson County, Tennessee. Teari C. Humphreys Weaver is now married to Brandon Quisberg . Brandon Quisberg hereby joins in this conveyance to waive any marital rights granted to a spouse by law, in said property. The said Teari C. Humphreys Weaver is one and the same as Teari C. Quisberg

unimproved ☒

This is improved ☐ property, known as 129 Garrett Drive, Goodlettsville, TN 37072

(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:T20130052682 DEEDWARR
Recvd: 06/21/13 11:08 2 pgs
Fees:13.00 Taxes:462.29

20130621-0063832

Witness my hand this 14th day of June, 2013.

Teari C. Quisberg

Brandon Quisberg

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 Teari C. Quisberg and Brandon Quisberg, 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 Franklin, Tennessee this 14th day of June, 2013.

Commission expires:

Notary Public

KASEY KEUCHNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 01-24-2017