BILL GARRETT, Davidson County
Trans:T20130059266 DEEDWARR
Recvd: 07/11/13 15:00 2 pgs
Fees:13.00 Taxes:281.20
20130711-0072007

This Instrument Prepared By:
R. Francene Kavin, Attorney
155 Franklin Rd., Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Annette Lopez Webb
2017 Hutton Drive
Nashville, Tennessee 37210

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Wolfe Financial, Inc., dba
Integrity Mortgage Group, ISAOA, ATIMA
191 -H NC Highway 42N
Asheboro, NC 27203

106-13
GROUP
PARCEL 119.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Pearl Blankenship,** a widow, hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Annette Lopez Webb and husband, Richard Webb,** hereinafter called the GRANTEE, 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. 41 on the Plan of Woodycrest Subdivision, Section I, of record in Book 1835, page 25, Register's Office, Davidson County, Tennessee.

Said Lot No. 41 fronts 65 feet on the westerly side of Hutton Drive and runs back 218 feet on the northerly line and 208 feet on the southerly line to a dead line in the rear measuring 65.8 feet.

Being the same property conveyed to Billy R. Blankenship and wife, Pearl Blankenship by deed dated from Neal J. Hardy, Federal Housing Commissioner, dated 11/19/62 of record in Book 3465, page 10, Register's Office for Davidson County, Tennessee. The said Billy R. Blankenship has since deceased leaving Pearl Blankenship as the sole owner as the surviving spouse.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2013 and subsequent years.

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, her heirs and assigns , forever, and, GRANTOR does covenants with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 the **9th** day of **July, 2013.**

Pearl Blankenship

Pearl Blankenship

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Pearl Blankenship**, a widow, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 9th day of July, 2013.

R. Francene Kavin
NOTARY PUBLIC

R. FRANCENE KAVIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 11/5/2016

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $76,000.00.

Annette Lois Webb
AFFIANT

Subscribed and sworn to before me on this 9th day of July, 2013.

R. Francene Kavin
NOTARY PUBLIC

My Commission Expires: 11/5/2016

R. FRANCENE KAVIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY