RETURN TO
Stewart Title Company
13026 Lebanon Rd., Suite 100
Mt. Juliet, TN 37122
File # 01291-10531

Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075
13-0232HV

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $217,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 15 day of August, 2013.

Notary Public

Commission Expires: 9-2-13

MORGAN SULCER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

BILL GARRETT, Davidson County
Trans:T20130071432 DEEDWARR
Recvd: 08/19/13 14:22 2 pgs
Fees:13.00 Taxes:802.90
20130819-0087088

Address of New Owner	Send Tax Bills To:	Map & Parcel
Kenneth Laderbush 1015 Hitt Lane Goodlettsville, TN 37072	Cornerstone Home Lending 1177 W. Loop S. #200 Houston, TX 77027	025.00-0-099.00

WARRANTY DEED

FOR AND IN 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/WE,

Kevin Peithman and Cathy Peithman, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Kenneth Laderbush and Janet Laderbush, 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:

Described property located in the 1st Councilmanic of Davidson County, Tennessee, described as Tract I according to survey dated November 18, 1996 and revised on March 4, 1999 by Tommy E. Walker, Registered Land Surveyor, License Number 1465, as follows, to wit:

Beginning at an iron pin in the westerly margin of Hitt Lane, a common corner to the property conveyed to Freddie R. Hunter, et ux, of record in Book 7220, Page 721, Register's Office for Davidson County, Tennessee; thence with said margin of said Hitt Lane on a curve having a radius of 610.00 feet, a tangent of 255.66 feet, a delta of 45 degrees 28 minutes 40 seconds, a chord of 471.57 feet and a chord bearing of south 12 degrees 14 minutes 39 seconds west for a length of 484.18 feet to an iron pin; thence leaving Hitt Lane, south 77 degrees 27 minutes 50 seconds west 141.62 feet to an iron pin; thence south 79 degrees 27 minutes 18 seconds west 142.40 feet to an iron pin; thence south 54 degrees 03 minutes 59 seconds west 136.99 feet to an iron pin; thence south 27 degrees 45 minutes 27 seconds west 211.88 feet to an iron pin; thence south 31 degrees 28 minutes 35 seconds west 101.62 feet to an iron pin; thence north 41 degrees 54 minutes 57 seconds west 300.35 feet to an iron pin in the line of Hunter; thence with the Line of Hunter, north 64 degrees 38 minutes 27 seconds east 699.98 feet to an iron pin; thence north 43 degrees 57 minutes 00 seconds east 399.74 feet to an iron pin; thence north 52 degrees 55 minutes 00 seconds east 472.00 feet to an iron pin; thence north 71 degrees 00 minutes 00 seconds east 102.84 feet to an iron pin in the westerly margin of Hitt Lane, marking the point of beginning.

Being the same property conveyed to Kevin Peithman and wife, Catherine Peithman by Warranty Deed from Gary U. Gantenbein and wife, Geral Dean Gantenbein, filed for record July 5, 2007 in Instrument No. 200707050080002, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Allied Modular Holdings, LLC by Quitclaim Deed from Kevin Lamar Peithman and Catherine Marie Peithman, husband and wife, filed for record February 2, 2009 in Instrument No. 200902020008745, said Register's Office.

Further being the same property conveyed to Kevin Peithman and Cathy Peithman, husband and wife by Quitclaim Deed from Allied Modular Holdings, LLC, dated July 5, 2011 and filed for record July 15, 2011 in Instrument No. 201107150054259, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 1015 Hitt Lane, Goodlettsville, TN 37072.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 15th day of August, 2013.

Kevin Peithman

Cathy Peithman

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kevin Peithman and Cathy Peithman, husband and wife** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee this 15th day of August, 2013.

Notary Public
My Commission Expires: 4/23/2014

(Notary Seal)

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires April 23, 2014