WARRANTY DEED

NOTARY PUBLIC
Anthony N. Greco
My Commission Expires
October 18, 2016
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,000.00

Affiant

Subscribed and sworn to before me, this 15th day of August, 2013

Notary Public

MY COMMISSION EXPIRES: 10-18-16
(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20130071595 DEEDWARR
Recvd: 08/20/13 08:39 2 pgs
Fees:13.00 Taxes:1054.50
20130820-0087366

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kathy L. Ditlevson	First Community Mortgage Inc.	171-04-0C
(NAME)	(NAME)	(MAP)
832 Barrington Place Drive	P.O. Box 246	015.00-CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Brentwood, TN 37027	Union City, TN 38281	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Stephanie E. Dedmon and spouse, Michael E. Dedmon, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Kathy L. Ditlevson, an unmarried woman, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Certain property in Davidson County, TN, described as Unit No. 15 of Barrington Place, a Horizontal Property Regime with Private Elements located in Brentwood, TN, as shown and described in a Master Deed and ByLaws for Barrington Place as recorded in Instrument No. 20050914-0110701 and corrected and re-recorded in Instrument No. 20051025-0128696, said Register's Office, to which reference is hereby made.

Being the same property conveyed to Stephanie E. Richardson by Newmark Homes, L.P., a Texas Limited Partnership of record at Instrument No. 20070601-0065014, dated May 25, 2007 and recorded on June 01, 2007, in the Register's Office for Davidson County, Tennessee, and further

Being the same property conveyed to Stephanie E. Dedmon and spouse, Michael E. Dedmon by Quitclaim Deed from Stephanie E. Dedmon, formerly known as Stephanie E. Richardson of record at Instrument No. 20120201-0008914, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 832 Barrington Place Drive, Brentwood, Tennessee 37027

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/our hand(s) this 15th day of August, 2013.

Stephanie E. Dedmon

Stephanie E. Dedmon

Michael E. Dedmon

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Stephanie E. Dedmon and Michael E. Dedmon with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 15th day of August, 2013.

Notary Public

JENNIFER S. DUNLAP
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 9/23/13