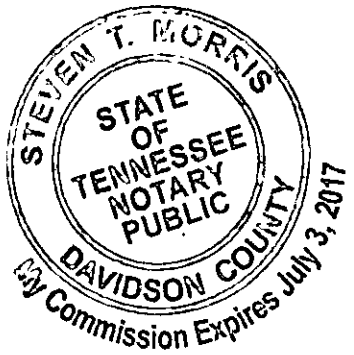
BILL GARRETT, Davidson County
Trans:T20130084789 DEEDWARR
Recvd: 10/01/13 14:19 2 pgs
Fees:13.00 Taxes:865.80

20131001-0103000

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $234,000.00

Affiant

Subscribed and sworn to before me, this the 27th day of September, 2013.

Notary Public

My commission expires: 7-3-17

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Elizabeth Skafish	Wells Fargo Bank, N.A.	
1505 Forrest Ave.	3210 Lake Emma Rd, 3rd	083-09-0-361.00
Nashville, TN 37206	Lake Mary, FL 32746	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **PHILIP REDMAN, MARRIED** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ELIZABETH SKAFISH, MARRIED** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 57 on the Plan of A.V.S. Lindsley 29 Acre Tract of record in Plat Book 57, Page 66, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Philip Redman, a married person by Warranty Deed from John Russell Stone, Bryan Scott Stone, Donna Renae Gardner and Jacqueline Carol Rogers of record at Instrument No. 20110125-0006835, Register's Office for Davidson County, Tennessee, dated January 20, 2011 and recorded on January 25, 2011.

1505 Forrest Ave., Nashville TN 37206

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 1505 Forrest Ave., Nashville, TN 37206.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 19 th day of September, 2013.

Philip Redman

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Philip Redman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 19 th day of September, 2013.

Notary Public

My Commission Expires: _____

Vu pour légalisation
de la signature apposée ci-contre
à ROQUEFORT, le 19.09.2013

Marion BERNADET Notaire 40120 ROQUEFORT

Judith Maria Redman, spouse of **Philip Redman**, joins in the execution of this instrument for the purpose of consenting to the transaction and waiving any right, claim or interest of every kind, character and description she might have in said property, or may hereafter acquire, including but not limited to homestead, equity of redemption, any interest in the real property as all or part of an elective share of a surviving spouse, and any marital claim, interest or right that might be provided to a spouse by the laws of the State of Tennessee.

Judith Maria Redman

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Judith Maria Redman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 19 th day of September, 2013.

Notary Public

My Commission Expires: _____

Vu pour légalisation
de la signature apposée ci-contre
à ROQUEFORT, le 19.09.2013

Marion BERNADET Notaire 40120 ROQUEFORT

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