BILL GARRETT, Davidson County
Trans:T20130087748 DEEDWARR
Recvd: 10/10/13 10:52 2 pgs
Fees:13.00 Taxes:814.00
20131010-0106429

# WARRANTY DEED

ET-13-3069

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Affiant

Subscribed and sworn to before me, this 27th DAY OF September, 2013.

Notary Public

MY COMMISSION EXPIRES: 12/23/14
(AFFIX SEAL)

JULIE BERRYMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
MY COMMISSION EXPIRES: DECEMBER 23, 2014

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

| ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME) | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| William A. Hordinski | JP Morgan Chase Bank, NA | |
| 304 Compass Point | (NAME) 1111 Polaris Pkwy, 4th Floor | 76-9-A-19.00 CO |
| (ADDRESS) Hermitage, TN 37076 | (ADDRESS) Columbus, OH 43240 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we PATRICK P. BREWINGTON AND WIFE, SUSAN G. BREWINGTON, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto WILLIAM A. HORDINSKI AND BARBARA JO HORDINSKI, HUSBAND AND WIFE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 19, CHANDLER GROVE, as shown on plat of record in Plat Book 7900, Page 796, amended in Plat Book 7900, Page 802, corrected in Book 9974, Page 837, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Patrick P. Brewington and wife, Susan G. Brewington by Warranty Deed from Chester G. Melvin and Debra C. Sweeney, recorded on the 27th day of May, 2005 in Instrument No. 20050527-0060095, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.
Including but not limited to the following:
Taxes and assessments for the year 2014 and subsequent years an lien not yet due and payable; Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of CHANDLER GROVE, as recorded in Plat Book 7900, Page(s) 802, corrected in Book 9974, Page 837 and Boundary Plat recorded in Plat Book 7900, Page 796; Covenants, Conditions and Restrictions as set forth in Restrictive Covenants recorded in Book 9480, Page 4; Easement to Southern Bell Telephone, recorded in Book 1104, Page 400, Said Register's Office.

unimproved ( )
This is improved ( X ) property, known as 304 Compass Point, Hermitage, Tennessee 37076
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 27th day of September, 2013.

Patrick P. Brewington

Susan G. Brewington

STATE OF Tennessee

COUNTY OF Wilson

On this the 27th day of September, 2013, before me personally appeared Patrick P. Brewington and wife, Susan G. Brewington to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 27th day of September, 2013.

Beverly J. Heatherly

Notary Public

My Commission Expires: 10-05-15

(SEAL)

BEVERLY J. HEATHERLY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

**RETURN TO:**
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615) 773-0520

**Return to:**
**Foundation Title and Escrow, LLC.**
**2672 N. Mt. Juliet Rd.**
**Mt. Juliet, TN 37122**