WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130097027 DEEDWARR
Recvd: 11/14/13 10:49 2 pgs
Fees:13.00 Taxes:943.50
20131114-0117649

BRIAN D. MITCHELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $255,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF November, 2013.

Notary Public

MY COMMISSION EXPIRES: January 9, 2016
(AFFIX SEAL)

R-RP-13-111

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Thomas J. Addison (NAME)	Movement Mortgage LLC (NAME)	
111 Lindsley Park Drive (ADDRESS)	841 Seahawk Circle (ADDRESS)	**08309046100**
Nashville, TN 37206-2810 (CITY) (STATE) (ZIP)	Virginia Beach, VA 23452 (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 **ASHLEY L. PETERSON AND GREGORY M. PETERSON, WIFE AND HUSBAND,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **THOMAS J. ADDISON, MARRIED,** 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 THE NORTHERLY 58.3 FEET FRONT OF THE SOUTH 108.3 FEET OF THE WEST PART OF LOT NO. 10 ON THE MAP OF LINDSLEY PARK ADDITION AS SHOWN BY PLAT OF RECORD IN PLAT BOOK 547, PAGE 76, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE EAST MARGIN OF LINDSLEY PARK DRIVE, FORMERLY HELEN AVENUE, 150.0 FEET NORTH OF THE NORTHEAST CORNER OF LINDSLEY PARK DRIVE AND HOLLY STREET; THENCE, NORTHWESTWARDLY WITH A CURVE AND WITH THE EASTERLY MARGIN OF LINDSLEY PARK DRIVE 58.3 FEET TO A POINT; THENCE, EAST 178.4 FEET TO A POINT IN THE WEST LINE OF A 25-FOOT STRIP OF GROUND CONVEYED TO MRS. JULIA A. CUNNINGHAM BY DEED FROM J.R. MELTON, TRUSTEE, ET AL, OF RECORD IN BOOK 772, PAGE 368, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, SAID POINT ALSO BEING 80.0 FEET SOUTH OF THE MOST NORTHEASTERLY CORNER OF LOT NO. 10; THENCE, SOUTH WITH MRS. JULIA A. CUNNINGHAM'S WEST LINE 66.5 FEET TO A POINT; THENCE, WESTWARDLY 167.3 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO ASHLEY L. PETERSON AND HUSBAND GREGORY M. PETERSON BY DEED FROM GEOFFREY C. BURKERT AND WIFE, PATRICIA C. BURKERT, DATED 01/14/2011 AND FILED FOR RECORD ON 01/31/2011 IN INSTRUMENT 201101310008340, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2013 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) INSTRUMENTS OF RECORD IN PLAT BOOK 547, PAGE 76, SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

This is
( ) unimproved
(X) improved
property known as **111 Lindsley Park Drive Nashville, Tennessee 37206-2810**

(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 13th day of November, 2013.

Ashley L. Peterson

Gregory M. Peterson

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ashley L. Peterson and Gregory M. Peterson, the within named bargainor, 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, this the 13th day of November, 2013.

Notary Public

My Commission Expires:

(SEAL)

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212