RECORD AND RETURN TO:
Harpeth Escrow, LLC
117 Two Mile Pike
Goodlettsville, TN 37072

MARY ANNE HARDAWAY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

BILL GARRETT, Davidson County
Trans:T20130100878 DEEDWARR
Recvd: 12/02/13 10:33 2 pgs
Fees:13.00 Taxes:502.83

20131202-0122280

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 135,900.00

Affiant

Subscribed and sworn to before me, this 26th day of November, 2013.

Notary Public

My commission expires: 3-01-16

THIS INSTRUMENT WAS PREPARED BY
HARPETH ESCROW, LLC
117 TWO MILE PIKE
GOODLETTSVILLE, TN 37072

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
SY HOANG NGUYEN **JEANELLIS NGUYEN**	**FIFTH THIRD MORTGAGE COMPANY**	**175060A06900CO**
5076 PRESERVE BLVD.	**5001 Kingsley Dr. MD 1MOBA8**	
ANTIOCH, TN 37013	**Cincinnati, OH 45227**	

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 ACKNOWLEDGE, WE,

PATRICIA L. LIEBIG NKA PATRICIA L MACQUEEN AND HUSBAND BRIAN MACQUEEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SY HOANG NGUYEN and JEANELLIS NGUYEN, 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:

BEING all of Lot No. One Hundred Twenty Three (123) on the plan of Final Plat, Section I, The Preserve at Old Hickory, "Cluster Lot Subdivision", according to plat and survey appearing of record in Instrument Number 20060824-0104545, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

THE SAID PATRICIA L LIEBIG IS NOW KNOWN AS PATRICIA L MACQUEEN.

BRIAN MACQUEEN, SPOUSE OF PATRICIA L MACQUEEN, JOINS IN THE EXECUTION OF THIS INSTRUMENT FOR THE PURPOSE OF CONVEYING ANY MARITAL INTEREST HE MAY HAVE IN SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO PATRICIA L. LIEBIG, UNMARRIED, BY WARRANTY DEED FROM OLE SOUTH PROPERTIES, INC., A TENNESSEE CORPORATION, DATED 11/21/2007 AND RECORDED ON 11/27/2007 IN INSTRUMENT NUMBER 20071127-0137743 SAID REGISTER'S OFFICE SAID COUNTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 5076 PRESERVE BLVD., ANTIOCH, TN 37013.

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 in 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 26th day of November, 2013.

PATRICIA L MACQUEEN

BRIAN MACQUEEN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, PATRICIA L MACQUEEN AND BRIAN MACQUEEN, the within named Grantors, 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, at office, this 26th day of November, 2013.

Notary Public

My Commission Expires: 1/6/2015

KEVIN M. BRADY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY