BILL GARRETT, Davidson County
Trans:T20130104274 DEEDWARR
Recvd: 12/13/13 12:06 2 pgs
Fees:13.00 Taxes:908.35
20131213-0126379

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $245,500.00

Lynda Tower
Affiant

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

TISHA C. BALDWIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

Notary Public
My commission expires: 3-30-15

06-1311-75400

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
William Keith Dickens	Branch Banking & Trust Co	60-15-0-A-038.00
109 Hearthstone Manor Cir.	PO Box 7933	
Brentwood TN	Springfield, OH 45501-7933	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Lisa Anweiler**, unmarried hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **William Keith Dickens and Lane Michelle Dickens**, husband and wife hereinafter called the Grantees, their successors 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 Unit No. 38, on the Plat of Condominium Site Plan, Phase III, Hearthstone Manor, a Part of Hearthstone P.U.D., as established by the Restrictions and Covenants of record in Book 5409, Page 485; as amended by the Declaration of Covenants, Conditions and Restrictions of record in the following instruments of record in Book 6424, Page 839; Book 6582, Page 154; Book 6600, Page 3; Book 6582, Page 154; Book 6884, Page 251; Book 7398, Page 907; Book 7403, Page 563; and in Book 11404, Page 149; and as shown on the plan of record in Book 6250, Page 493, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lisa Anweiler, an unmarried woman by deed from Krista Pope and Peter Zoellinger, husband and wife, dated April 1, 2010, recorded April 8, 2010, of record in Instrument No. 20100408-0026527, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 109 Hearthstone Manor Cir., Brentwood, TN

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 15th day of December, 2013.

Lisa Anweiler

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Lisa Anweiler**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 15th day of December, 2013.

Notary Public
State of Tennessee at Large

TABATHA EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission expires 11-3-15