return to:
Realty Title & Escrow Co., Inc.
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WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140005627 DEEDWARR
Recvd: 01/24/14 12:55 2 pgs
Fees:13.00 Taxes:880.60
20140124-0006795

SHANNON C. SYLVESTER NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 07-22-2014

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$238,000.00**.

Affiant

Subscribed and sworn to before me, this the 22nd day of January, 2014.

Notary Public

My commission expires: 7/22/14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Wesley Kenneth Hartig **Allison Leigh Brown**	Fifth Third Mtg Co	Map 118-09-0 Parcel 262-00
3321 Lealand Lane	PO Box 630170	
Nashville, TN 37204	Cincinnati, OH 45263	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Diane L. Daggett, now known as Diane Daggett Berger, and Casey Berger, wife and husband

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

Wesley Hartig, unmarried, and Allison Brown, unmarried, as Joint Tenants with Full Rights of Survivorship
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:

Land in Davidson County, Tennessee, being Lot No. 1-B, on the Plan of Zone Lot Division of Lots 1 and 3, Binkley Subdivision, of record in Book 6250, Page 967, amending Book 6200, Page 325, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Diane L. Daggett, by Deed from Kathleen Ann Perry, an unmarried person, of record in Instrument No. 20030826-0123691, Register's Office for Davidson County, Tennessee.

Casey Berger, spouse of the above named Diane L. Daggett, now known as Diane Daggett Berger, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the above described property, including any marital rights and homestead exemption.

THE conveyance of the above described parcel of land is subject to the following:

1) All matters shown on the Plan of record in Book 6250, Page 967, amending Book 6200, Page 325, Register's Office for Davidson County, Tennessee;

2) Restrictive Covenants contained of record in Book 6250, Page 967, Register's Office for Davidson County, Tennessee; and,

3) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (__X__) Unimproved (____) property, known as **3321 Lealand Lane, Nashville, TN 37204**

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 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 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 **22nd** day of **January, 2014.**

Diane L. Daggett w/k/a Diane Daggett Berger

Diane L. Daggett, now known as Diane Daggett Berger

Casey Berger

Casey Berger

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Diane L. Daggett, now known as Diane Daggett Berger and Casey Berger,** the within named sellers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **22nd** day of **January, 2014.**

Notary Public

My Commission Expires:_____

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017