File BOX 8

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140055298 DEEDWARR
Recvd: 07/30/14 14:27 2 pgs
Fees:13.00 Taxes:1339.40
20140730-0068006

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $362,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF JULY, 2014.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott Bennett	Wells Fargo Bank, N.A.	161-1B-83 CO
(NAME) 921 Dundonnell Place	(NAME) 2701 Wells Fargo Way	tc2014582
(ADDRESS) Nashville, TN 37220	(ADDRESS) Minneapolis, MN 55408	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, **SANDRA L. HOPE, UNMARRIED AND MARY LOU ZAINO, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SCOTT BENNETT AND WIFE, ERIN BENNETT,** 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 75, ABERDEEN WOODS, PHASE TWO, as shown on plat of record in Plat Book 9700, Pages 848 and 849, 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 Sandra L. Hope and Mary Lou Cheuvront by Warranty Deed from Zaring Homes, Inc., an Ohio Corporation, recorded on the 29th day of September, 1999 in Deed Book 11679, Page 326, in the Register's Office of Davidson County, Tennessee. Mary Lou Cheuvront is now known as Mary Lou Zaino pursuant to Order filed on August 22, 2013 under Docket No. 13-1188 in the Chancery Court for the State of Tennessee Twentieth Judicial District, Davidson County, Tennessee.

This conveyance is subject to (a) 2014 real property taxes; (b) all matters appearing on the plan of record in Plat Book 9700, Page(s) 848 and 849, said Register's Office; and (c) restrictive covenants of record in Book 10790, Page 189, Book 11303, Page 555, Book 11714, Page 849 and Instrument Nos. 200002030011436, 20030221-0023491, 20030221-0023492 and 20030730-0108227, said Register's Office; (d) charter recorded in Book 10792, Page 896, said Register's Office; (e) conveyance for common Areas recorded at Instrument No. 20010110-0003209, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 921 Dundonnell Place, Nashville, TN 37220
(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 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 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 our hands this 25 day of July, 2014.

Sandra L. Hope

Mary Lou Zaino

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sandra L. Hope and Mary Lou Zaino, the bargainors, 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 25 day of July, 2014.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

Notary Public