263693-

Box 14

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140066127 DEEDWARR
Recvd: 09/05/14 09:54 2 pgs
Fees:13.00 Taxes:508.75
20140905-0081349

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $137,500.00.

Vladan Seidl
Affiant

Subscribed and sworn to before me, this the 29th day of August, 2014.

Notary Public

My commission expires:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-20-2017

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
Vladan Seidl	~~Cook Stone Bank~~	Map 075-07-0, Parcel 081.00
202 Montchanin Terrace	NEW OWNER	
~~4436 Baton Rouge Drive~~	~~900 West Main Street~~	
Old Hickory, TN 37138		
~~Hermitage, TN 37076~~	~~Lebanon, TN 37087~~	

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,

Insuk Garner, an unmarried woman

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

Vladan Seidl, a married man

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. 179 on the Plan of Tulip Grove, Section Four, of record in Book 4175, page 12, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

BEING all of the same property conveyed to Kim M. Garner and wife, Insuk Garner, by Deed from Jarrett C. Branson and wife, Chun C. Branson, dated April 19, 2004, of record in Instrument No. 20040421-0045592, Register's Office for Davidson County, Tennessee. Said interest in the property is now vested in Insuk Garner as surviving tenant by the entirety, the said Kim M. Garner having died ~~XXXXXXXXXXXXXX~~.

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 4175, Page 12, Register's Office for Davidson County, Tennessee;

2) 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 **4436 Baton Rouge Drive, Hermitage, TN 37076**

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 **29th** day of **August, 2014.**

Insuk Garner

Insuk Garner

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, **Insuk Garner,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **29th** day of **August, 2014.**

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

Notary Public

My Commission Expires: _____