mail to:
Vanderpool, Pearman, & Drumwright
256 Seaboard Lane, Suite G-104
Franklin, TN 37067

WARRANTY DEED

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $173,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF OCTOBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/2/17
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christine L. Patterson and Justin K. Paterson, husband and wife	Same	04103000500
(NAME) 1241 Dalemere Drive		
(ADDRESS) Nashville, TN 37207		
(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, Durand Wayne Wagner and wife, Renee Rebman Wagner, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christine L. Patterson and Justin K. Paterson, 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:

Land in Davidson County, Tennessee, being Lot No. 112, Dalemere Subdivision, Section 5, of record in Book 3600, Page 19, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description

Being the same property conveyed to Durand Wayne Wagner and wife, Renee Rebman Wagner, by deed of record in Book 11516, Page 807, Register's Office for Davidson County, Tennessee.

Subject to All matters as shown on Plan of Dalemere Subdivision, Section 5, of record in Book 3600, Page 19, Register's Office for Davidson County, Tennessee. Restrictive Covenants of record in Book 3616, Page 573, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1241 Dalemere Drive, Nashville, TN 37207
(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.

BILL GARRETT, Davidson County
Trans:T20140076124 DEEDWARR
Recvd: 10/08/14 12:52 2 pgs
Fees:13.00 Taxes:642.32
20141008-0093360

Witness our hands this 1st day of October, 2014.

Durand Wayne Wagner

Renee Rebman Wagner

STATE OF ARIZONA
COUNTY OF COCONINO

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Durand Wayne Wagner and wife, Renee Rebman Wagner, 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 Franklin, Tennessee this 1st day of October 2014.

Commission expires: 06/27/2017

Notary Public

CAROL YAZZIE-WARD
Notary Public - Arizona
Coconino County
My Comm. Expires Jun 27, 2017