BILL GARRETT, Davidson County
Trans:T20150042683 DEEDWARR
Recvd: 06/02/15 08:42 2 pgs
Fees:13.00 Taxes:665.63
20150602-0050810

State of Tennessee
County of Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $179,900.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May 2015.

Notary Public
MY COMMISSION EXPIRES: 7-19-16

DAVID KIMBROUGH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

This instrument prepared by:
Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL
NADINE WONDEM	New Owner	062-02-O-B/077.00
(NAME) 2836 PADDLE WHEEL DRIVE	(NAME)	
(ADDRESS) NASHVILLE, TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, WE, AUSTIN PERNELL AND JESSICA PERNELL, HUSBAND AND WIFE, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NADINE WONDEM, A MARRIED WOMAN, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 238 ON THE PLAN OF ABBINGTON PARK PHASE ONE SECTION TWO OF RECORD IN INSTRUMENT NO. 20031006-0146904, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO AUSTIN PERNELL AND JESSICA PERNELL, HUSBAND AND WIFE, BY WARRANT DEED FROM KRISTEN M. HELTON, A SINGLE PERSON, RECORDED ON DECEMBER 3, 2012 IN INSTRUMENT NO. 20121203-0110738, IN THE REGISTER'S OFFICE OR DAVIDSON COUNTY, TENNESSEE IN THE AMOUNT OF $145,900.00.

This is improved property, known as 2836 PADDLE WHEEL DRIVE, NASHVILLE, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness our hands this 29th day of May, 2015.

AUSTIN PERNELL

JESSICA PERNELL

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, AUSTIN PERNELL AND JESSICA PERNELL, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 29th day of May, 2015.

NOTARY PUBLIC
My commission expires: 7-19-16

DAVID KIMBROUGH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY