This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW15616FA

BILL GARRETT, Davidson County
Trans:T20150084416 DEEDWARR
Recvd: 10/05/15 09:57 2 pgs
Fees:13.00 Taxes:1294.63
20151005-0100910

Send Tax Bills To:
Avenue Bank
3823 Cleghorn Ave.
Nashville, TN 37215

New Owner is:
Kathryn L. Deitzer
230 Hearthstone Manor Lane
Brentwood, TN 37027

MAP: 160-15-0A

PARCEL: 060.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Gary Wendorf, unmarried**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Kathryn L. Deitzer**, hereinafter referred to as Grantee, her heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improved Property Commonly Known As: **230 Hearthstone Manor Lane, Brentwood, TN 37027**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Unit No. 60, on the Condominium Site Plan, Phase IV, Hearthstone Manor, of record in Plat Book 6250, Page 990, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Gary Wendorf, unmarried, by Warranty Deed from Betty Vaughn, Trustee of the Vaughn Trust dated May 5, 1994, dated 11/13/09 and recorded 11/18/09 in Instrument No. 20091118-0106134, in the Register's Office of Davidson County, Tennessee.

G. W.
Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind himself and his heirs and representatives to

warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 1st day of October, 2015.

GRANTOR(S):

Gary Wendorf

GARY WENDORF

ACKNOWLEDGEMENT

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Gary Wendorf**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 1st day of October, 2015.

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$349,900.00**.

Elizabeth Cole

AFFIANT

SWORN TO and subscribed before me this 1st day of October, 2015.

W. WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

NOTARY PUBLIC
My commission expires: 12/27/16