Box 1

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,700.00

Linda Thompson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF SEPTEMBER, 1999.

Kimberly R. Parker
Notary Public

MY COMMISSION EXPIRES: February 18, 2001.
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TN

BOOK 11660 PAGE 845

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda C. Porter	**Guaranty Trust Company**	**150-14-A100**
(NAME)	(NAME)	
4121 Pleasant Colony Drive	**640 Broadmor, #100**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Murfreesboro, TN 37129**	
(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, **James T. McLean, Sr.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Linda C. Porter, unmarried**, 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. 717 on the Plan of Calumet Phase Seven of record in Plat Book 9700, Page 628, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to James T. McLean, Sr. by deed of record in Book 9854, Page 477, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as **4121 Pleasant Colony Drive, Antioch, TN 37013**

(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.

U635525
99 SEP 14 AM 9:59
REGISTER
RUTHERFORD CO., TN.
REFERENCE

09/14 0101 03CHECK 453.89

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Witness my/our hand(s) this 13th day of September, 1999.

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James T. McLean, Sr.

STATE OF Tennessee
COUNTY OF Davidson

On this 13th day of September, 1999, before me personally appeared James T. McLean, Jr., the person who executed the foregoing instrument on behalf of James T. McLean, Sr., and acknowledged that he executed the same as the free act and deed of the said James T. McLean, Sr., through Power of Attorney granted James T. McLean, Jr., by the said James T. McLean, Sr..

Notary Public

Commission Expires: 2/18/2001

NOTARY PUBLIC AT LARGE

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 James T. McLean, Sr. bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of September, 1999.

Commission expires:2/18/2001

Notary Public

NOTARY PUBLIC AT LARGE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11660 PAGE 547

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0635525

99 SEP 14 AM 9:59

CAMT 119700.00
CON TX 442.89
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 453.89
CHECK 453.89

09/14/99 01 10:02 0001 B101

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1516081