WARRANTY DEED

Instr:200001200006816 Page: 1 OF 2
REC'D FOR REC 01/20/2000 12:30:56PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $517.63

H-CNMC-99-0216

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

Affiant

Subscribed and sworn to before me, this 31st DAY OF December, 1999.

Notary Public

MY COMMISSION EXPIRES: 3/25/01

(AFFIX SEAL)

MELISSA D. ROGERS NOTARY PUBLIC LARGE SUMNER COUNTY, TENN.

mad

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

My Commission Expires MAR 25, 2001

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry T. Adamson	Columbia National Mortgage	
4640 Whites Creek Pike (ADDRESS)	P.O. Box 3050 (NAME)	040-00-127
Whites Creek, Tennessee 37189 (CITY) (STATE) (ZIP)	Columbia, MD 21045 (ADDRESS) (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we EDWARD ALBERT CLIFTON AND WIFE, MARY ELIZABETH CLIFTON, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto JERRY T. ADAMSON AND PEGGY ADAMSON, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 1 of E. A. Cliftonland resubdivision of Lot 2, of record in Book 6200, Page 980, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being a part of the same property conveyed to Edward Albert Clifton and wife, Mary Elizabeth Clifton by deed of record in Book 4933, Page 675, and also a part of the same property conveyed to Edward Albert Clifton and wife, Mary Elizabeth Clifton by deeds of record in Book 6580, Page 369 and Book 8230, Page 193, Register's Office of Davidson County, Tennessee. Edward Albert Clifton having since died on October 26, 1998.

unimproved ( )
This is improved (X) property, known as 4640 Whites Creek Pike, Whites Creek, Tennessee 37189
(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.

Witness my/our hand(s) this 31st day of December, 1999.

Edward Albert Clifton

Mary Elizabeth Clifton

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Edward Albert Clifton and wife, Mary Elizabeth Clifton, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at White Creek, Tennessee, this 31st day of December, 1999.

My Commission Expires: 3/25/01

Melissa D. Rogers
Notary Public

MELISSA D. ROGERS
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.
My Commission Expires MAR 25 2001

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 31st day of December, 1999.

My Commission Expires _____

_____
Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
RUDY TITLE AND ESCROW, LLC.

☒ 100 Hazel Path, Suite A
Hendersonville, Tennessee 37075

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 2000 Glen Echo Road, Suite 209
Nashville, Tennessee 37215

☐ 4733 Andrew Jackson Parkway, Suite 1-C
Hermitage, Tennessee 37076

☐ 224 Old Hickory Boulevard, Suite B
Nashville, Tennessee 37221

☐ 1770 Kirby Parkway, Suite 207
Forum Building III
Memphis, Tennessee 38138