WARRANTY DEED

Instr:200002100013524 Page: 1 OF 2
REC'D FOR REC 02/10/2000 9:03:17AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $236.80

H-FTM-99-4508

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 64,000.00

Frank Bryant
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF December, 1999

Notary Public

MY COMMISSION EXPIRES: May 20, 2002
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE SUMNER COUNTY TENNESSEE

1310 Memorial Blvd., Springfield, TN 37172
122 Heritage Park Dr., Ste. 200, Murfreesboro, TN 37129
313 E. Main Street Suite 5, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
CUMBERLAND TITLE COMPANY
4733 Andrew Jackson Pkwy. P.O. Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W, Suite A, Smyrna, TN 37167
216 Centerview Drive, Suite 139, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FranK Bryant	First Trust Mortgage Company	MAP 24
(NAME)	(NAME)	
2037 Shaw Road	P. O. Box 17257	PARCEL 2& 24
(ADDRESS)	(ADDRESS)	
Goodlettsville, Tennessee 37072	Memphis, TN 38187-0257	
(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, Michael Leslie Williams, Sr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FranK Bryant, 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:

PARCEL 23
Beginning at a point in the south margin of Shaw Road, the northeast corner of the within described tract and the northeast corner of property already owned by grantees, thence South 13 degrees 30' East 185 feet to an iron pin; thence South 82 degrees 48' West 104.29 feet to an iron pin; thence North 68 degrees 00' West 304 feet to a point in the south margin of Shaw Road; thence with the margin of Shaw Road North 77 degrees 00' East 352.00 feet to the point of beginning, containing 0.92 acres, more or less.

PARCEL 24
Beginning at a NE corner on a stake in the South right-of-way line of Shaw Road; thence South 75 degrees W. with road 95 feet to a stake; thence South 2 1/2 deg. East 181 feet to a stake; thence North 75 deg. West 81 feet to corner of Lot No. 2; thence North 1 deg. East with Lot No. 2, 185 feet to the beginning.

PARCEL 23
Being the same property conveyed to Gene H. Williams and wife, Annie S. Williams by deed from Bryan Barry Jackson of record in Book 5638, page 376, said Register's Office. Said Gene H. Williams and wife, Annie S. Williams now deceased vesting said property to their only heir at law, Michael Leslie Williams, Sr. by Last Will and Testament of Annie S. Williams of record in the Probate Court of Davidson County, Tennessee - Ref. #44914.

PARCEL 24
Being the same property conveyed to Gene H. Williams and wife, Annie Swinford Williams by deed of record in Book 5638, page 376, said Register's

CONTINUED

unimproved ( )
This is improved (X) property, known as 2037 Shaw Road, Goodlettsville, Tennessee 37072
(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 hand this 22nd day of December, 1999

Michael L. Williams

Michael Leslie Williams, Sr.

STATE OF TENNESSEE
COUNTY OF SUMNER

,Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael Leslie Williams, Sr.

the bargainor _____, 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 Hendersonville, _____, Tennessee, this 22nd day of December, 1999.

Commission expires May 20, 2002

NOTARY PUBLIC AT LARGE SUMNER COUNTY

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County 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 _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

~~My Commission Ex~~ May 20, 2002

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

Office. Said Gene H. Williams and wife, Annie Swinford Williams now deceased vesting said property to their only heir at law, Michael Leslie Williams, Sr. by Last Will and Testament of Annie S. Williams of record in the Probate Court of Davidson County, Tennessee - Ref. #44914.

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☒ 313 E. Main Street, Suite 5, Hendersonville, Tennessee 37075
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 122 Heritage Park Dr., Ste. 200, Murfreesboro, Tennessee 37129
- ☐ 216 Centerview Drive, Suite 139, Brentwood, Tennessee 37027