WARRANTY DEED

Instr:200003020020658 Page: 1 OF 2
REC'D FOR REC 03/02/2000 1:40:03PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $678.77
DUBRAY-00505

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $183,450.00

Affiant

Subscribed and sworn to before me, this 23rd DAY OF February, 2000.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

VICKI COSTLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR 23, 2003

THIS INSTRUMENT WAS PREPARED BY

MIDDLE TENNESSEE ESCROW COMPANY, LLC
3401 West End Avenue, Suite 192W
Nashville, Tennessee 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Kenneth M. DuBray and wife Robyn Lee DuBray	AEDC Federal Credit Union	1-03-OA 132.00
(NAME)	(NAME)	
7016 Calderwood Drive	550 William Northern Blvd.	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Tullahoma, TN 37388	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, EUGENE A. COLLINS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto KENNETH M. DUBRAY AND WIFE ROBYN LEE DUBRAY, hereinafter called the Grantee(s), their heirs and assigns, that 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. 132 on the Plan of Section Four , Indian Creek Estates, of record in Plat Book 11700, Page 15, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Eugene A. Collins, by Quitclaim Deed from Gregory S. Perrone, Trustee, with full power to transfer, convey, lease, mortgage, or otherwise encumber without the joinder of any beneficiary, executed February 11, 2000 and filed for record in Instrument # 20000225 0018536, said Register's office. Also being part of the same property conveyed to Gregory S. Perrone, Trustee with full power to transfer, convey, lease, mortgage or otherwise encumber without joinders of any beneficiary by deed from Benedict Marino and wife Catherine M. Marino dated 8/16/96 and recorded on 8/23/96 in Book 10165, page 735, Register's Office for Davidson County, Tennessee.

This is improved (X) property, known as 7016 Calderwood Drive, Antioch, Tennessee 37013
unimproved ( )
(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 23rd day of February, 2000.

Eugene A. Collins

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Eugene A. Collins , 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 Antioch, Tennessee, this 23rd day of February, 2000.

My Commission Expires:

VICKI COSTLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires MAR 23, 2003

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 23rd day of February, 2000.

My Commission Expires _____ _____

Notary Public

RETURN TO:

Middle Tennessee Escrow Company

☐ 113 Hazel Path
Hendersonville, Tennessee 37075

☒ 3401 West End Avenue, Suite 192W
Nashville, TN 37023