WARRANTY DEED

Instr:200004050034073 Page: 1 OF 2
REC'D FOR REC 04/05/2000 8:46:32AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $432.77

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $116,966.00

Stephen P. Moseley
Affiant

SHANNON PHILBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF MARCH, 2000.

Shannon Philbin
Notary Public

MY COMMISSION EXPIRES: ~~May 26, 2002~~ 7/26/2003
(AFFIX SEAL)

My Commission Expires JULY 26, 2003

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen P. Moseley	North American Mortgage Company	142-10B-73
(NAME)	(NAME)	
504 Belle Pointe Court	4301 Hillsboro Pike	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221	Nashville, TN 37216	
(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, Matthew T. Hare, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen P. Moseley and wife, Malinda L. Moseley 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:

SEE ATTACHED EXHIBIT A

unimproved ☐

This is improved ☒ property, known as 504 Belle Pointe Court, Nashville, TN 37221
(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 29th day of March, 2000.

Matthew T. Hare
Matthew T. Hare

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 Matthew T. Hare 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 29th day of March, 2000.

Commission expires: May 26, 2002

Elizabeth E. Triplett
Elizabeth E. Triplett Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 73 on the Plan of Belle Pointe, Phase IV, a Planned Unit Development, of record in Book 6900, page 44, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

There is conveyed with the above described property an undivided interest in and to the general and/or restricted common areas and facilities of Belle Point, Phase IV, a Planned Unit Development, as said areas are set forth and defined in Restrictions of record in Book 6689, page 772, as amended by instrument of record in Book 6702, page 409, as made applicable to Phase II by instrument of record in Book 6770, page 814; Book 6774, page 774 and Book 6862, page 292, as made applicable to Phase III by instrument of record in Book 6819, page 164, as made applicable to Phase IV by instrument of record in Book 6959, page 766, in said Register's Office, which sets forth restrictions, assessments, liens and other matters and to which reference is hereby made for more particulars.

Being the same property conveyed to Kimberly K. Gugler, by deed from Henry G. Cisneros, Secretary of Housing and Urban Development, of record in Book 9124, page 131, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Matthew T. Hare, by deed of record in Book 9858, Page 205, Register's Office for Davidson County, Tennessee.

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