BOX 1

WARRANTY DEED

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires Oct. 9, ~~1999~~ 2003

STATE OF **TENNESSEE**
COUNTY OF **RUTHERFORD**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$92,910.00**

Angela M. Lake
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST **DAY OF MARCH, 2000.**

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 2003.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 1404 Hazelwood Drive, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Yvette R. Mallory	**Volunteer Trust Mortgage Corporation**	**52-8-A-199**
(NAME)	(NAME)	
1004 Shawnee Road	**301 S. Perimeter Park Drive**	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	**Nashville, 37211**	
(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, **Allen Earps**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Yvette R. Mallory, 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.199 on the Plan of Heron Walk, Section One, Phase One of record in Plat Book 9700, Page 173, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Allen Earps by deed of record in Instrument 200003210028434 and Instrument 200003210028435, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Allen Earps by Ricky Earps as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10662, Page 805, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **1004 Shawnee Road, Madison, TN 37115**
(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.

Instr:200004100036059 Page: 1 OF 2
REC'D FOR REC 04/10/2000 3:19:36PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $343.77

Witness **my/our hand(s)** this **31st day of March, 2000**.

By Ricky Earps Attorney in fact
Allen Earps

Allen Earps
By: Ricky Earps, Attorney-in-Fact

State of Tennessee
County of Rutherford

On this 31st day of March, 2000, before me personally appeared Ricky Earps, the person who executed the foregoing instrument on behalf of Allen Earps, and acknowledged that he executed the same as the free act and deed of the said Allen Earps, through Power of Attorney granted him, by the said Allen Earps.

Lori Holloway
Notary Public

Commission Expires:

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD CO. TENN.

My Commission Expires Oct. 9, ~~1999~~ 2003