WARRANTY DEED

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,225.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF APRIL, 2000.

Notary Public

MY COMMISSION EXPIRES:. 9-11-2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
4733 Andrew Jackson Parkway, Suite 1C
Hermitage, TN 37076

RUSSELL JOHN McCANN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott M Clinton	Scott M Clinton	Map 10
(NAME) 131 Five Oaks Drive	(NAME) 131 Five Oaks Dr.	Group 5-A
(ADDRESS) Nashville, Tennessee 37214	(ADDRESS) Nashville, TN 37127	Parcel 131
(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,

TERESSA W. HOWELL, UNMARRIED AND WILLIAM J. HOWELL A MARRIED MAN

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

SCOTT M. CLINTON, 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:

BEING Lot No. 131 on the Plan of Five Oaks Formerly The Meadow a Planned Unit Development, as shown by plat of record in Plat Book 5200, page 335, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to William J Howelland Teressa W Howell, ~~Husband and Wife~~ by deed from Fred L. Prevost and wife Pamela A. Prevost of record in Deed Book 10191, page 658, Register's Office for said County.

Instr:200005030044503 Page: 1 OF 2
REC'D FOR REC 05/03/2000 10:47:10AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $219.13

unimproved ☐

This is improved ☒ property, known as 131 Five Oaks Dr., Nashville, TN 37127

(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 21st day of April, 2000.

William J Howell

Teressa W. Howell

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 Teressa W. Howell and William J. Howell the bargainor ___, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of April, 2000.
My Commission Expires: 5-28-2003

Wendy L Causey
Notary Public

WENDY L. CAUSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

File Number200004130
RETURN TO:
Cumberland Title Company
4733 Andrew Jackson Parkway, Suite 1C
Hermitage, TN 37076