WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,000.00

Roni Suzanne Parker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF APRIL, 2000.

Notary Public

MY COMMISSION EXPIRES: 3/23/02

(AFFIX SEAL)

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

Instr:200005090046995 Page: 1 OF 2
REC'D FOR REC 05/09/2000 12:07:43PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $395.90

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roni Suzanne Parker	Columbia National Incorporated	Map 86
(NAME) 1008 Carriage Way Court	(NAME) 2 International Drive	Group 7
(ADDRESS) Hermitage, Tennessee 37076	(ADDRESS) Nashville, TN 37217	Parcel 1
(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,

TIMOTHY L. WALLER AND WIFE WENDY L. WALLER

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

RONI SUZANNE PARKER AND MARGIE LOUISE ZOLTOWSKI

, 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. 3 on the Plan of Phase I, Section Two Jackson's Retreet, as shown by plat of record in Plat Book 5200, page 334-335, Amended in Book 5972, Page 96, 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 Timothy L. Waller and Wendy L. Simms, both unmarried by deed from Tonya M. Hunt unmarried of record in Deed Book 9882, Page 546, Register's Office for said County.

The said Timothy L. Waller ;and Wendy L. Simms having since married and known as Timothy L. Waller and wife Wendy L. Waller.

unimproved ☐

This is improved ☒ property, known as 1008 Carriage Way Court, Hermitage, TN 37076

(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 27th day of April, 2000.

Timothy L. Waller

Wendy L. Waller

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 Timothy L. Waller and Wendy L. Waller 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 at Hermitage, Tennessee this 27th day of April, 2000.
My Commission Expires: 3/23/02

Notary Public

TRACEY TRUMPHO NOTARY PUBLIC DAVIDSON COUNTY

File Number200004189
RETURN TO:
Cumberland Title Company
4733 Andrew Jackson Parkway, Suite 1C
Hermitage, TN 37076

***both unmarried**