WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,900.00

MARCO A DONIS
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF APRIL, 2000.

Wendy L Causey
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 5-28-2003

Instr:20000607005672 4 Page: 1 OF 2
REC'D FOR REC 06/07/2000 8:57:19AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $317.83

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marco A. Donis	GMAC Mortgage Corporation	Map 98
(NAME) 5158 Hunter's Pointe Lane	(NAME) 1198 West Main Street	Group 5
(ADDRESS) Hermitage, Tennessee 37076	(ADDRESS) Hendersonville, TN 37075	Parcel 126
(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,

BARBARA L. TORRES, A SINGLE PERSON

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

MARCO A. DONIS AND YOLANDA G. DONIS , Husband and wife

, 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. 27A, Zone Lot Division of Lots Nos. 23, 27, 28, and 48, Hunter's Point Subdivision, as shown by plat of record in Plat Book 6900, page366, amending Book 5200, Page 736, 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 Barbara L. Torres, A Single Person by deed from C. Gregory Johnson and wife Rita J. Johnson of record in Deed Book 10836, page 815, Register's Office for said County

`3unimproved ☐

This is improved ☒ property, known as 5158 Hunters Point Lane, 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 5th day of April, 2000.

Barbara L. Torres

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 Barbara L. Torres the bargainor ___, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand in Hermitage, Tennessee this 5th day of April, 2000.
My Commission Expires: 5-28-2003

Wendy L. Causey
Notary Public

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

