623

WARRANTY DEED

ST[illegible]
CO[illegible]
THE [illegible] CONSIDERATION OR VALUE, WHICHEVER IS GREA[illegible] IS $105,000.00

SUB[illegible] AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF MAY, 2000.

Notary Public

MY COMMISSION EXPIRES: February 18, 2001.
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE JACKSON CO., TENN.
My Commission Expires January 11, 2004

Prepared by
RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE II
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214
TNT45206

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Company, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hortense Corke-King	FHB Funding	**149-5--A155**
(NAME) **155 Pepper Ridge Circle**	(NAME) 250 Old Country Road Suite 201	
(ADDRESS) **Antioch, TN 37013**	(ADDRESS) Mineola , New York	
(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, **NANA K. DANIEL-GAY UNMARRIED AND KATHLEEN G. DANIEL UNMARRIED** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Hortense Corke-King, a single person**, 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 Unit No. 155 on the plan of condominium site of Revision to Phase Five Pepper Ridge Condominiums, of record in Book 7900 Page 560 with annexation of land in Book 8684 Page 880 corrected, amended and restated in Book 8870 Page 546, and in Book 9020 Page 155 and all in the Register's Office for said County, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Nana K .Daniel-Gay Unmarried and Kathleen G. Daniel Unmarried by deed of record in Book 9124, Page 996, Register's Office for County, Tennessee.

This conveyance is made subject to Master Deed and By- Laws, which contain restrictive covenants and other matters of record in Book 7466 Page 248; Book 7572 Page 222; Book 7779 Page 48; Book 8026 Page 588; Book 8297, Page 251; Book 8684 Page 880; Book 8672 Page 17 Book 8870, Page 546; Book 8856 Page 867; Book 9020 Page 155 all in the Register's Office for said County; to easement of Record in Book 7505 Page 804, said Register's Office; and to Storm Water Detention Agreement of Record in Book 8030 Page 331 said Register's Office.

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

This instrument is executed on behalf of Nana K. Daniel-Gay by Patrick Higginbotham and Douglas Higginbotham as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10660 Page 578 & 579 in the Register's Office for County, Tennessee.

This instrument is executed on behalf of Kathleen G. Daniel by Patrick Higginbotham and Douglas Higginbotham as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10660 Page 576 & 577 in the Register's Office for County, Tennessee.

Instr:200006140059459 Page: 1 OF 2
REC'D FOR REC 06/14/2000 1:05:31PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $388.50

unimproved ☐

This is improved ☒ property, known as **155 Pepper Ridge Circle, Antioch, TN 37013**

(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 23rd day of May, 2000.

Douglas Higginbotham AIF
Nana K Daniel Gay

Douglas Higginbotham Attorney in Fact Nana K. Daniel Gay

Douglas Higginbotham AIF
Kathleen G Daniel

Douglas Higginbotham Attorney in Fact Kathleen G. Daniel

Patrick Higginbotham A.I.F.
Nana K Daniel Gay

Patrick Higginbotham Attorney in Fact Nana K. Daniel-Gay

Patrick Higginbotham AIF
Kathleen G Daniel

Patrick Higginbotham Attorney in Fact Kathleen G. Daniel

On this 5/23/2000 before me personally appeared Patrick Higginbotham and Douglas Higginbotham, the person who executed the foregoing instrument on behalf of Nana K. Daniel Gay, and acknowledged that they executed the same as the free act and deed of the said Nana K. Daniel-Gay, through Power of Attorney granted Patrick Higginbotham and Douglas Higginbotham, by the said Nana K. Daniel-Gay.

Witness my hand and official seal at Antioch, Tennessee, this 23rd day of May, 2000

Notary Public

Commission Expires: 2/18/01

On this 5/23/2000 before me personally appeared Patrick Higginbotham and Douglas Higginbotham, the person who executed the foregoing instrument on behalf of Kathleen G. Daniel, and acknowledged that they executed the same as the free act and deed of the said Kathleen G. Daniel, through Power of Attorney granted Patrick Higginbotham and Douglas Higginbotham, by the said Kathleen G. Daniel.

Witness my hand and official seal at Antioch, Tennessee, this 23rd day of May, 2000

Notary Public

Commission Expires: 2/18/01