WARRANTY DEED

STATE OF ~~Minnesota~~ Tennessee
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $205,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH. DAY OF JUNE, 2000.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Sept 23, 2000

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sean W. Silvernagel	**SunTrust Bank**	**141-15-D229CO**
(NAME)	(NAME)	
8208 Londberry Road	**201 Fourth Avenue North, 7th Floor**	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221	**Nashville, Tennessee 37219**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Instr:200006150059652 Page: 1 OF 2
REC'D FOR REC 06/15/2000 9:40:53AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $758.50

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, **Susan G. McNeill and wife, Stephen F. McNeill**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Sean W. Silvernagel and wife, Mary Beth Silvernagel**, 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. 229 on the Plan of Phase III-B, Sheffield on the Harpeth, a Planned Unit Development, of record in Plat Book 7900, page 443, said Register Office to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Susan G. McNeill and wife, Stephen F. McNeill by deed from Beazer Homes Corp., dba Phillips Builder of record in Book 10515, page 833, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2000 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 7900, page 443, said Register's Office; (c) restrictive covenants of record in Book 7145, page 954, Book 6925, page 900, Book 8747, page 97, Book 8505, page 598, Book 9313, page 806, said Register's Office; (d) By-laws of record in Book 7145, page 964, Book 8146, page 463, and Book 8276, page 238, said Register's Office; (e) and Charter of record in Book 6939, page 983, page 9922, page 901, and Book 10079, page 172, said Register's Office.

unimproved ☐
This is improved ☒ property, known as **8208 Londonberry Road, Nashville, TN 37221**
(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 9th day of June, 2000.

Victoria V. Gonnella
VICTORIA V. GONNELLA

Bernie Smith
Bernie Smith

Susan G. McNeill
Susan G. McNeill

Stephen F. McNeill
Stephen F. McNeill

STATE OF FLORIDA
COUNTY OF PINELLAS

Personally appeared before, the undersigned, a Notary Public, in and for said County and State, the within named **Susan G. McNeill and Stephen F. McNeill**, 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 St. Petersburg, Florida this 3 day of June, 2000.
Commission expires:

Notary Public

Sharianne Auchmoody
My Commission CC920865
Expires March 21 2004