Box 1

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$132,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **15TH** DAY OF **JUNE, 2000.**

Notary Public

MY COMMISSION EXPIRES: January 27, 2001.
(AFFIX SEAL)

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Corey C. Hinton	**SouthLand Mortgage Company, LLC**	**172-8A 145**
(NAME)	(NAME)	
1704 Hunters Branch Road	**232 Heritage Park Drive, Suite 106**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Murfreesboro, TN 37129**	
(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, **DAN R. MILLER AND WIFE, JOANN MILLER**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **COREY C. HINTON AND WIFE, SYLVIA S. HINTON**, 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. 145 on the Plan of Hunters Branch, Section I, as of record in Book 6250, Page 513, Register's Office for Davidson County, Tennessee.

Said Lot No. 145 fronts 188.47 feet along the northerly and westerly margin of Hunters Branch Road and extends back 67.14 feet on the northerly line and 134.95 feet on the easterly line, said boundary lines intersecting at a point in the rear.

Being the same property conveyed to Dan R. Miller and wife, JoAnn Miller by deed of record in Book 8531, Page 426, Register's Office for Davidson County, Tennessee.

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

Instr:200006150059947 Page: 1 OF 2
REC'D FOR REC 06/15/2000 4:12:10PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $490.25

unimproved ☐

This is improved ☒ property, known as **1704 Hunters Branch Road, 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 **15th day of June, 2000**.

Dan R. Miller

JoAnn Miller

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 **Dan R. Miller and wife, JoAnn Miller** the bargainor(s), 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 Antioch, Tennessee, this **15th day of June, 2000 .**

SHARI A. THOMPSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Commission expires:
1-27-01

Notary Public