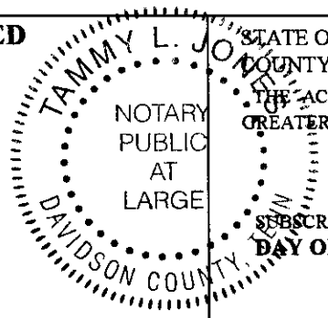
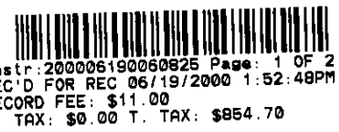
B041

WARRANTY DEED





Instr:20000619006082S Page: 1 OF 2
REC'D FOR REC 06/19/2000 1:52:48PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $854.70

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

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$231,000.00**

Affiant

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

Notary Public

My Commission Expires MAY 28, 2003

MY COMMISSION EXPIRES: May 28, 2003.
(AFFIX SEAL)

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
Prentice Claud	**Tucker Federal Bank d/b/a Prime Lending**	**150-12-B22**
(NAME)	(NAME)	
3821 Park Royal Lane	**P.O. Box 211788**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Augusta, GA 30917-1788**	
(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, **Jacob J. Roll and wife, Mary L. Roll and Phyllis J. Turnham and Ronald H. Kwapich**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Prentice Claud, unmarried**, 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. 22 on the Plan of Section 1, Kensal Green, of record in Plat Book 7900, Page 593, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Jacob J. Roll and wife, Mary L. Roll by deed of record in Book 11687, Page 461, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Phyllis J. Turnham by Ronald H. Kwapich as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument simultaneously herewith, in the Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as **3821 Park Royal Lane, 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**.

Phyllis J. Turnham

Jacob J. Roll

Ronald H. Kwapich

Mary L. Roll

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 Jacob J. Roll, Mary L. Roll, and Ronald H. Kwapich the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/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.**

Commission expires: 5/28/03

Notary Public

TAMMY L. JONES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires MAY 28, 2003

State of Tennessee County of Davidson

On this 15th day of June before me personally appeared Ronald H. Kwapich, the person who executed the foregoing instrument on behalf of Phyllis J. Turnham, and acknowledged that he executed the same as the free act and deed of the said Phyllis J. Turnham, through Power of Attorney granted Ronald H. Kwapich, by the said Phyllis J. Turnham.

Notary Public

Commission Expires: 5/28/03

TAMMY L. JONES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires MAY 28, 2003