WARRANTY DEED

Return to.
All-Star Title, Inc
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JUNE, 2000.

Notary Public

MY COMMISSION EXPIRES:. 5/20/02 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles D. Perry Jr.	Charles D. Perry Jr.	163-1/42
(NAME) 4128 Highlander Court	(NAME) 4128 Highlander Court	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Antioch, TN 37013	
(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, Sankim Construction Company, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles D. Perry Jr. 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:

SEE ATTACHED EXHIBIT A

Instr:20000626006341 4 Page: 1 OF 2
REC'D FOR REC 06/26/2000 2:56:32PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $517.63

unimproved ☐

This is improved ☒ property, known as 4128 Highlander Court, 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 our hands this 20th day of June, 2000.

Sankim Construction Company

By: _____

Attest: _____

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a Notary Public, personally appeared Sankim Construction Company and acknowledged that he/she/they executed the foregoing Warranty Deed as the Grantor for the purposes contained therein. Witness my hand and official seal at Nashville, Tennessee this 20th day of June, 2000.

Commission expires:
5/20/02

Notary Public

First American Title Insurance Company

COMMITMENT

SCHEDULE A

Case No. 11001504

EXHIBIT A

Being Lot No. 43 on the Plan of the Plan of Hickory Highland Place, Phase I, of record in Plat Book 9700, page 189, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Sankim Construction Company by Warranty Deed from Dan T. Duer -dba- Dan Duer Builder and wife, Janie Duer, dated 11/4/99, of record in Book 11731, page 440, Register's Office for Davidson County, Tennessee.

Property Address:
4128 Highlander Court
Antioch, Tennessee 37013

This commitment is invalid unless the Insuring Provisions and Schedules A and B are attached.