WARRANTY DEED

Instr:200007070067375 Page: 1 OF 2
REC'D FOR REC 07/07/2000 10:11:51AM
RECORD FEE: $11.00
T. TAX: $0.00 T. TAX: $207.20

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: January 14, 2004

(AFFIX SEAL)

SONDRA KIRBY NOTARY PUBLIC SUMNER COUNTY, TENN.
My Commission Expires January 14, 2004

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title of Hendersonville
d/b/a Services Management Co. of Tennessee
181 East Main Street, Suite 3
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronnie G. Pippin	First Horizon Home Loan Corp. dba First Tennessee Home Loans	70-9-54
(NAME)	(NAME)	
3228 Curtis Street	P.O. Box 146	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37218	Memphis, TN 38101	
(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, **Patricia Barbee , An Unmarried Person**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Ronnie G. Pippin , and Wanda K. Pippin , Husband and Wife**, 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 a part of Lot No. 9 on the plan of E. Simpkins Division of Curtis Land, as of record in Book 547, Page 39, register's Office for said County, as follows;

Beginning at a point in the center of Curtis Street, the same being the Southeasterly corner of the property conveyed to N. P. Sweeney by deed of record in Book 903, Page 90, said Register's Office; thence northeastwardly 250 feet to the southerly line of Lot No. 10; thence with the dividing line between Lots 9 and 10 southeastwardly 55 feet to a point; thence southwestwardly and parallel to Sweeney's line 250 feet, more or less to the center of Curtis Street; thence with the center line of Curtis Street westwardly 55 feet to the point of beginning.

Continued on next page.

unimproved ☐

This is improved ☒ property, known as 3228 Curtis Street, Nashville, TN 37218

(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.

Patricia Barbee

Patricia Barbee

Personally appeared before me the undersigned ,a Notary Public in and for said County and State, the within named Patricia Barbee the bargainor _, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of June, 2000.

My Commission Expires 01/14/04

Sondra Ki

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires
January 14, 2004

File Number200005287

RETURN TO:
Cumberland Title of Hendersonville
d/b/a Services Management Co. of Tennessee
181 East Main Street, Suite 3
Hendersonville, TN 37075

Continuation of Legal

Being the same property conveyed to James Earl Barbee and wife, Patricia Barbee by deed from Robert O. Young of record in Deed Book 3880, page 669, Register's Office for said County.

The said James Earl Barbee is now deceased.