WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,500.00

Bernice M Humes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF JUNE, 2000.

Notary Public

MY COMMISSION EXPIRES: 3/23/02

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Mail

Instr:200007100067954 Page: 1 OF 2
REC'D FOR REC 07/10/2000 9:49:56AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $460.65

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bernice M. Humes	Farmers & Merchants Bank	Map 86
(NAME) 1204 Jackson View Road	(NAME) 322 Main Street	Parcel 7-A
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Clarksville, TN 37040	Group 30
(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,

CHRISTOPHER ANDRE TIBLIER AND WIFE HANNAH TIBLIER

, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

BERNICE M. HUMES, AN UNMARRIED WOMAN

, 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:

BEING Lot No. 30, on the Plan of Bret Ridge Subdivision, as shown by plat of record in Plat Book 6900, page 121, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Christopher Andre Tiblier by Quit Claim deed from Christopher A. Tiblier Et ux Diane P. Tiblier of record in Deed Book 8418, page 582, Register's Office for said County.

The said Christopher Andre Tiblier having since married and is joined in this conveyance by his wife Hannah Tiblier.

This conveyance is subject to Homeowners Restrictive Covenants of record in Deed Book 7030, page 527, and Amended in Book 7047, Page 171, Register's Office for said County.

By-Laws of record in Book 7030, Page 542, Register's Office for said County.

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

unimproved ☐
This is improved ☒ property, known as 1204 Jackson View Road, Hermitage, TN 37076
(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 22nd day of June, 2000.

Christopher Andre Tiblier

Hannah Tiblier

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Christopher Andrew Tiblier and Hannah Tiblier the bargainor ___, 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 this 6/21/2000
My Commission Expires: 5-28-2004

Notary Public

NOTARY PUBLIC AT LARGE WENDY L. CAUSEY DAVIDSON COUNTY, TENN.

File Number200005296
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122