WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JUNE, 2000.

Notary Public

MY COMMISSION EXPIRES: May 11, 2002

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

Instr:200007100068164 Page: 1 OF 2
REC'D FOR REC 07/10/2000 2:01:02PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $314.50

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Boulevard, Ste. 200, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Darrell P. Adams	Volunteer Trust Mortgage Corporation	Map 73-16
(NAME)	(NAME)	
2423 Vale Lane	301 South Perimeter Park Drive	Parcel 4.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Nashville, TN 37211	
(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, Benton M. Smith and wife, Beverly F. Smith, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Darrell P. Adams, a married 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:

Being Lot No. 98 on the Revised Plan of Section 1, Sunset View, as shown of record in Plat Book 2663, Page 27 and 28, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

For source of title reference is hereby made to Book 8649, Page 885, Register's Office of Davidson County, Tennessee.

Subject to restrictions as shown of record in Deed Book 2492, Page 307, Register's Office of Davidson County, Tennessee.

Subject to all matters shown on plat as of record in Plat Book 2663, Page 27 and 28, Register's Office of Davidson County, Tennessee.

Subject to 10 foot public utility easement as shown by survey dated 6/27/00 by John Kohl & Company.

Subject to 40 foot minimum building setback line from Vale Lane as shown by survey dated 6/27/00 by John Kohl & Company.

unimproved ☐
This is improved ☒ property, known as 2423 Vale Lane, Nashville, TN 37214
(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 29th day of June, 2000.

Benton M. Smith
Benton M. Smith

Beverly F. Smith
Beverly F. Smith

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public, Benton M. Smith and wife, Beverly F. Smith, the within named 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 Mt. Juliet, Tennessee this 29th day of June, 2000.

Commission expires: May 11, 2002

Delaina D. Davis

Delaina D. Davis Notary Public

