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 $116,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21ST DAY OF JULY, 2000.

Notary Public

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

THIS INSTRUMENT WAS PREPARED BY
Bruce Balcom, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Frank	Daniel Frank	150-1/364
(NAME) 2821 Lera Jones Dr.	(NAME) 2821 Lera Jones Dr.	
(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, Larry R. Chessor and wife Brenda S. Chessor, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel Frank and wife, Debra Frank, 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:200007280074502 Page: 1 OF 2
REC'D FOR REC 07/28/2000 9:28:27AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $432.53

unimproved ☐

This is improved ☒ property, known as 2821 Lera Jones Dr., 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 21st day of July, 2000.

Larry R. Chessor

Brenda S. Chessor

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public, personally appeared Larry R. Chessor and wife Brenda S. Chessor 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.

Commission expires:
5/20/02

Notary Public

First American Title Insurance Company

COMMITMENT

SCHEDULE A

Case No. 11001707A

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 85 on the Plan of Edge-O-Lake Estates, Section 18-D, of record in Book 5060, page 117, Register's Office for said County.

Said Lot No. 85 fronts 80 feet on the southwesterly margin of Lera Jones Drive and extends back 152.68 feet on the northwesterly line and 152.62 feet on the southeasterly line to a dead line in the rear, measuring 80 feet thereon.

Being the same property conveyed to Larry R. Chessor and wife, Brenda S. Chessor by Deed from Jack Williams Construction Company, A Sole Proprietorship consisting of Jack Williams and wife, Frances B. Williams dated 12/22/77 and recorded 12/29/77, of record in Book 5238, page 48, Register's Office for Davidson County, Tennessee.

Property Address:
2821 Lera Jones Dr.
Nashville, Tennessee 37217

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