WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,000.00

Matthew S Jenkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF ~~JULY~~, 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

Instr:200008020076174 Page: 1 OF 2
REC'D FOR REC 08/02/2000 8:23:27AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $495.80

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Matthew S. Jenkins	Southeastern Mortgage of Tennessee	Map 64
(NAME) 780 Sweetwater Circle	(NAME) 115 29th Avenue South	Group 15-A
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Nashville, TN 37212	Parcel 57
(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,

Warren D. Williams , and wife Lanessa Williams

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

Matthew S. Jenkins , Married

, 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. 33 on the Plan of Plantation Walk, Section Two, as of record in Plat Book 7900, Page 858, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Warren D. Williams , wife and Lanessa Williams by deed from Robert R. Rickel, II and Cindy L. Rickel of record in Deed Book 10557, page 72, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 9231, page 719, and Book 9547, Page 904, 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 780 Sweetwater Circle, Old Hickory, TN 37138
(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 28th day of July, 2000.

Warren D. Williams by Lanessa Williams after Date

Warren D. Williams

Lanessa Williams

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 Lanessa. Williams the bargainor ___, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 7/28/2000
My Commission Expires: 3/23/02

Notary Public

STATE OF Tennessee
COUNTY OF Wilson

On this the 28th day of July, 2000, before me personally appeared Lanessa Williams, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Warren D. Williams, and who acknowledged that she executed the same as the free act and deed of the said Warren D. Williams by virtue of that Power of Attorney, duly executed by the said Warren D. Williams and being recorded simultaneously, of Register's Office of * County, Tennessee

Witness my hand and official seal at *, this 28th day of July, 2000

My Commission Expires: 3/23/02

Notary Public

File Number200007119
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122