Box 1

WARRANTY DEED

Instr:200008020076393 Page: 1 OF 2
REC'D FOR REC 08/02/2000 10:54:35AM
RECORD FEE: $11.00
1. TAX: $0.00 T. TAX: $528.73

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$142,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **28TH DAY OF JULY, 2000.**

Notary Public

MY COMMISSION EXPIRES: January 27, 2001.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul T. Kwami	**SunTrust Bank, a Georgia Corporation**	**164-13-0 68.00**
(NAME) **5809 Murphywood Crossing**	(NAME) **201 4th Avenue North**	
(ADDRESS) **Antioch, TN 37013**	(ADDRESS) **Nashville, TN 37219**	
(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, **Paul J. Marchese and Lorenzo F. Tambasco, both unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PAUL T. KWAMI AND SUSANNA E. KWAMI, 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 Lot No. 236 on the Plan of First Revision of Asheford Crossing, Section Two, a Planned Unit Development, as of record in Book 9700, Page 171, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Paul J. Marchese and Lorenzo F. Tambasco, both unmarried by deed of record in Book 10817, Page 512, Register's Office for Davidson County, Tennessee.

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

All taxes for 2000 and subsequent years, which are a lien not yet payable and have been prorated between the Grantor(s) and Grantee(s).

This instrument is executed on behalf of Paul J. Marchese and Lorenzo F. Tambasco by Carolyn Adcock as their Attorney-In-Fact pursuant to recorded Power of Attorney being recorded simultaneously herewith, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **5809 Murphywood Crossing, 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 **28th day of July, 2000**.

Lorenzo F. Tambasco

Paul J. Marchese

State of TENNESSEE
County of DAVIDSON

On this **28th** day of **July, 2000** before me personally appeared Carolyn Adcock, the person who executed the foregoing instrument on behalf of Paul J. Marchese and Lorenzo F. Tambasco, and acknowledged that she executed the same as the free act and deed of the said Paul J. Marchese and Lorenzo F. Tambasco, through Power of Attorney granted her, by the said Paul J. Marchese and Lorenzo F . Tambasco.

SHARI A. THOMPSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

Commission Expires:
1-27-00