WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $195,000.00

Sherrie L. Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF JULY, 2000.

Wendy S Causey
Notary Public

MY COMMISSION EXPIRES: 5-28-2003
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Cumberland Title Company
13018 Lebanon Road, Suite 101
Mt. Juliet, Tennessee 37122

Instr:200008030077354 Page: 1 OF 2
REC'D FOR REC 08/03/2000 3:14:28PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $721.50

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sherrie L. Wilson	Countrywide Home Loans, Inc.	Map 147 Group 09-0
(NAME) 5029 Darlington Drive	(NAME) 155 N. Lake Avenue P.O. Box 7137	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Pasadena, CA 91109-7137	Parcel 117
(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,

PHILLIP A. SPAINHOUR AND WIFE, SUSAN J. SPAINHOUR

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

SHERRY L. WILSON AND PEGGY A. KINCAID, BOTH UNMARRIED

, 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. 2 on the Plan of Resubdivision Lots 2 & 3, Darlington Place, as of record in Plat Book 6200, Page 806, Less that portion in Record Book 10939, page 225, 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 Phillip A. Spainhour and Wife, Susan J. Spainhour by deed from Clairmont Investors-Darlington of record in Deed Book 7619, page 176, 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 5029 Darlington Drive, Nashville, TN 37211
(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 26th day of July, 2000.

Phillip A. Spainhour

Phillip A. Spainhour

Susan J. Spainhour

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 Phillip A. Spainhour and wife, Susan J. Spainhour the bargainors, 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 26th day of July 2000.

My Commission Expires 5-28-2003

Notary Public

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

File Number200007035
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122