Instr:200008070077869 Page: 1 OF 2
REC'D FOR REC 08/07/2000 8:20:28AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $428.83

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,900.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 2nd day of August, 2000.

Notary Public

My Commission Expires: 5-02-01

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
William E. Tuggle and Valerie S. Tuggle
5510 Knollcrest Court
Hermitage, Tennessee 37076

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
087-05-0-A-140.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Timothy L. Weinman and wife, Carrie I. Weinman** hereinafter referred to as Grantors, hereby transfers and conveys to **William E. Tuggle and wife, Valerie S. Tuggle** hereinafter referred to as 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. 47 on the Plan of Farmingham Woods, Phase IV, of record in Book 7900, page 555, Register's Office for said County, to which is hereby made for a more complete and accurate description.

Being the same property conveyed to Timothy L. Weinman and wife, Carrie I. Weinman by deed from Phillips Builders, Inc., of record in Book 9570, page 898, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Book 7900, page 555, Register's Office for Davidson County, Tennessee.

Easement for Right-of-Way of record in Book 5109, page 445, said Register's Office.

Homeowners Charter of record in Book 8245, page 768, said Register's Office.

All matters on a boundary plat of record in Book 7900, page 173, said Register's Office.

Storm Water Detention Agreement of record in Book 8199, page 852, said Register's Office.

Quitclaim Deed of common area of record in Book 8310, page 341, said Register's Office.

Restrictive Convenants, Declaration of Covenants, Conditions and Restrictions contained in instrument of record in Book 8238, page 176, Book 8351, page 533, Book 8423, page 784, Book 8424, page 426, Book 8447, page 635, Book 8702, page 528, Book 9006, page 409, and Book 9006, page 414, said Register's Office.

County taxes for the year 2000 are a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 5510 Knollcrest Court, Hermitage, Tennessee 37076.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 hand this 2nd day of August, 2000.

Timothy L. Weinman
Timothy L. Weinman
by Nancy Black attorney in fact

Carrie I. Weinman
Carrie I. Weinman
by Nancy Black attorney in fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy Black, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, is the Attorney-In-Fact of Timothy L. Weinman, and is authorized by Timothy L. Weinman to execute the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 2nd day of August, 2000.

11-18-01

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy Black, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, is the Attorney-In-Fact of Carrie I. Weinman, and is authorized by Carrie I. Weinman to execute the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 2nd day of August, 2000.

Notary Public

11-18-01
My Commission Expires

02153-BP