PREPARED BY:
BALDWIN LAND TITLE. PLLC
7117 CALDERWOOD DR
ANTIOCH, TN 37113

Instr:200008140080384 Page: 1 OF 2
REC'D FOR REC 08/14/2000 3:27:42PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $436.30

WARRANTY DEED

THIS INDENTURE is made and entered into this **28th** day of **July, 2000** between **SAMUEL RUSSELL and wife, ADRIENNE RUSSELL** , GRANTOR, and **JOHN L. WILLIS and DORIS S. WILLIS, husband and wife** , GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **ANTIOCH,**, County of **DAVIDSON,** State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, BEING Lot No. 22 on the Plan of Jamestown Estates Section 2 of record in Plat Book 6900, Page 865, Register's Office for said County, to which reference is made for a more complete description.

BEING the same property conveyed to Samuel Russell and wife, Adrienne Russell, by deed from Harlan L. Schuett and wife, Carol A. Schuett, of record in Book 10430, page 551, Register's Office, Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO the taxes for the year 2000, which have been prorated and assumed by the Grantee (s); all matters appearing on the Plan of record in Plat Book 6900, page 865; Restrictive Covenants of record in Book 7861, page 420, and in Book 7502, page 11, as amended in Book 8149, page 337; Deed of Conveyance of record in Book 7797, page 525; Deed of Conveyance of record in Book 7797, page 433, Register's Office, Davidson County, Tennessee.

The above legal description is identical to the one in the previous deed of record.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS my hand on the day and year first above written.

Samuel L. Russell
SAMUEL RUSSELL
Signature of Seller

Adrienne Russell
ADRIENNE RUSSELL
Signature of Seller

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **SAMUEL RUSSELL and wife, ADRIENNE RUSSELL** , the within named 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, at office, this **28th** day of **July, 2000.**

Notary Public

My Commission Expires: 9/28/2002

TISHA C. BALDWIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires September 28, 2002

Name and Address of Property Owner:

JOHN L. WILLIS and DORIS S. WILLIS
3233 FOREST BREEZE DR.
ANTIOCH, TN 37013

Property Address:

3233 FOREST BREEZE DR.
ANTIOCH, TN 37013

Person Responsible for Taxes:

SOUTHEASTERN MORTGAGE
1725 N. MT. JULIET RD.
MT. JULIET, TN 37122

Parcel #: 150-10-0, 194

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$117,920.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **28th** day of **July, 2000.**

TISHA C. BALDWIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: 9/28/

My Commission Expires

RETURN TO:

BALDWIN LAND TITLE. PLLC
7117 CALDERWOOD DR
ANTIOCH, TN 37113