Box 1

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $88,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF AUGUST, 2000.

Notary Public

My COMMISSION EXPIRES: February 19, 2002.

(AFFIX SEAL)

NOTARY PUBLIC

Instr:200008160081100 Page: 1 OF 2
REC'D FOR REC 08/16/2000 10:48:46AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $327.45

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jose Duque	**North American Mortgage Company**	**148-020-100.00**
(NAME)	(NAME)	
3707 Wharton Drive	**3883 Airway Drive**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	**Santa Rosa, CA 95403**	
(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, **Harold E. Crutchfield and wife Bessie Faye Crutchfield**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jose Duque, 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:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Mangum Heights Subdivision, of record in Plat Book 2330, Page 147, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Harold E. Crutchfield and wife, Bessie Faye Crutchfield by deed of record in Book 2881, Page 515, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Bessie Faye Crutchfield by Harold E. Crutchfield as her Attorney-In-Fact pursuant to recorded Power of Attorney record simultaneously herewith in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **3707 Wharton 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 **9th day of August, 2000**.

Harold E. Crutchfield

Bessie Faye Crutchfield By Harold E. Crutchfield

State of Tennessee County of Rutherford

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Harold E. Crutchfield the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Smyrna, Tennessee, this 9th day of August, 2000.

NOTARY PUBLIC AT LARGE

Notary Public

Commission expires:

My Commission Expires 2-19-2002

State of Tennessee County of Rutherford

On this 9th day of August, 2000 before me personally appeared Harold E. Crutchfield, the person who executed the foregoing instrument on behalf of Bessie Faye Crutchfield, and acknowledged that Harold E. Crutchfield executed the same as the free act and deed of the said Bessie Faye Crutchfield, through Power of Attorney granted Harold E. Crutchfield, by the said Bessie Faye Crutchfield.

NOTARY PUBLIC

Notary Public

Commission Expires:

My Commission Expires 2-19-2002