Dav. Co. File Box 14-A
File No. 13708-2

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

Instr:200009010086907 Page: 1 OF 2
REC'D FOR REC 09/01/2000 1:29:35PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $869.50

WARRANTY DEED

THIS INDENTURE is made and entered into this **31st** day of **August, 2000** between **WILLIE J. WEEKS and CHERIE J. WEEKS, husband and wife** , GRANTOR, and **CYNTHIA ANN ROACH** , GRANTEE.

WITNESSETH: 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 **BRENTWOOD,**, County of **DAVIDSON,** State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, BEING Lot No. 135 on the Plan of Section 1A Fredericksburg, of record in Book 7900, page 509; Amended in Book 7900, page 529, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Willie J. Weeks by deed from Radnor Homes, Inc., of record in Book 9243, page 87, Register's Office, Davidson County, Tennessee. Willie J. Weeks has since married Cherie J. Weeks.

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 7900, page 509, as amended in Book 7900, page 529; Restrictive Covenants of record in Book 8920, page 65, and in Book 7798, page 843, as amended in Book 9500, page 893, further amended in Book 9860, page 840 and rerecorded in Book 10694, page 541; Master Deed 8920, page 45, as amended in Book 10694, page 539; Instrument to Amend Final Subdivision Plat of record in Instrument No. 200008310086170, Register's Office, Davidson County, Tennessee.

Cherie J. Weeks, spouse of Willie J. Weeks, joins in the conveyance, conveying any and all interest that she may have, marital or otherwise, in aforementioned referenced property, now or hereafter.

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.

Willie J. Weeks
WILLIE J. WEEKS
Signature of Seller

Cherie J. Weeks
CHERIE J. WEEKS
Signature of Seller

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **WILLIE J. WEEKS and CHERIE J. WEEKS, husband and wife** , 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 **31st** day of **August, 2000.**

Notary Public

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

My Commission Expires September 28, 2002

My Commission Expires: 9/28/02

Name and Address of Property Owner:

CYNTHIA ANN ROACH
5009 FREDERICKSBURG WAY EAST
BRENTWOOD, TN 37027

Property Address:

5009 FREDERICKSBURG WAY EAST
BRENTWOOD, TN 37027

Person Responsible for Taxes:

SUNSHINE MORTGAGE CORPORATION
P.O. Box 9274
Marietta, GA 30065

Parcel #: 171-03-0-A
00 3 . 00

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 **$235,000.00** 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 **31st** day of **August, 2000.**

Notary Public

My Commission Expires: 5/27/01

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

RETURN TO:

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