THIS INSTRUMENT PREPARED BY/
PLEASE RETURN TO:
American Escrow Company
105 Hazel Path Mansion P. O. Box 1733
Hendersonville, TN 37077

Davidson County DEEDWARR
Recvd: 09/06/00 08:18 2pgs
Fees:11.00 Taxes:160.95

20000906-0087794

WARRANTY DEED

Address of New Owner(s) as Follows:	Mortgagee: Send Tax Bills To:	Map-Parcel Numbers
Scott Primm 1322 B. Louisville Highway Goodlettsville, TN 37072	NEW OWNER	10D-23168 7-140

FOR AND IN 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,

Lee Philpot and wife, Stacey Philpot

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

Scott Primm and wife, Tammy Primm

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 the 10th Civil District of Davidson County, Tennessee, being Lot Number 16 on the Plan of Fox Chase Meadows, of record in Plat Book 5200, Page 194, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lee Philpot and wife, Stacey Philpot by Deed of record in Book 11726, Page 419, Register's Office for Davidson, County, Tennessee

This conveyance is subject to all restrictions and easements of record.

This is unimproved property known as: Lt 16, Fox Chase Meadows Goodlettsville, TN 37072

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 OUR HANDS THIS 1st day of September, 2000

Lee Philpot **Stacey Philpot**

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, Lee Philpot and wife, Stacey Philpot

with whom I am personally acquainted, and who acknowledged that he/he/they executed the within instrument for the purposes therein contained.

Witness my hand, at office the 1st day of September, 2000

My Commission expires August 24, 2003

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

K. J. Shelton
Notary Public

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transaction is $ 43,500.00

Affiant

Subscribed and sworn to before me this 1st day of September, 2000

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

K. J. Shelton
Notary Public

My Commission Expires: August 24, 2003