# WARRANTY DEED

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 174,500.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
7th DAY OF September, 2000

_____
Notary Public

MY COMMISSION EXPIRES: 10-25-2003
(AFFIX SEAL)

G-5153-E

**THIS INSTRUMENT WAS PREPARED BY**

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Mary Ann Moman | SUNTRUST BANK | MAP 98-9A |
| (NAME) | (NAME) | |
| 5504 Regatta Blvd | 201 Fourth Avenue N/ 7TH FLOOR | PARCEL 36 |
| (ADDRESS) | (ADDRESS) | |
| Hermitage, TN 37076 | NASHVILLE, TN 37219 | 4D93050 |
| (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, Robin L. Tidwell and Diana L. Chalfant, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary Ann Moman, 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. 217 on the Plan of Phase One, Lake Shore, of recorde in Book 6900, Page 684, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a mroe complete description thereof.

Being the same property conveyed to Robin L. Tidwell and Diana L. Chalfant, both unmarried by deed from Sonya B. Rankin, unmarried, of record in Book 10998, Page 203, Register's Office for said County.

Robin L. Tidwell executes this instrument as Attorney in Fact for Diana L. Chalfant pursuant to Power of Attorney recorded simultaneously herewith.

Davidson County DEEDWARR
Recvd: 09/14/00 13:54 2pgs
Fees:11.00 Taxes:645.65

20000914-0091527

unimproved ( )
This is improved ( X ) property, known as 5504 Regatta Blvd, Hermitage, TN 37076
(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 our hand s this 7th day of September, 2000

_____
Robin L. Tidwell

_____
Diana L. Chalfant
By: _____
Robin L. Tidwell, Attorney-in-fact



DCTN01WC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Robin L. Tidwell, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville Tennessee, this 7th day of September 2000.

Commission expires 10-25-2003

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 7th day of September, ~~19~~2000, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Robin L. Tidwell, to me known to be the person who executed the foregoing instrument in behalf of Diana L. Chalfont and acknowledged that she executed the same as the free act and deed of the said Diana L. Chalfont

Witness my hand and seal at Goodlettsville, Tennessee, this the 7th day of September, ~~19~~2000.

Commission expires: 10-25-2003

Notary Public