Bk 1

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $116,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF SEPTEMBER, 2000.

Notary Public

MY COMMISSION EXPIRES:.

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

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

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| **Curtis Sharp, Jr.** | **Advantage Investors Mortgage Corp.** | **Map 150-14, Parcel 8** |
| (NAME) | (NAME) | |
| **3200 Forest Place** | **4405 Beltwood Parkway North** | |
| (ADDRESS) | (ADDRESS) | |
| **Antioch, TN 37013** | **Dallas, TX 75244** | |
| (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, **Howard C. Henry and wife, Verlene K. Henry**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CURTIS SHARP, JR A SINGLE MAN**, 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. 19 on the Plan of Roundwood Forest Section 2 of record in Plat Book 6250, Page 548 and 549, Register's Office for said County, to which reference is made for a more c omplete description.

Being the same property conveyed to Howard C. Henry and wife, Verlene K. Henry by deed of record in Book 9003, page 374, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Howard C. Henry and wife, Verlene K. Henry by Evan Douvlis as their Attorney-In-Fact pursuant to Power of Attorney being recorded simultaneously herewith, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 10/04/00 10:55 2pgs
Fees:11.00 Taxes:431.42

20001004-0098319

unimproved ☐

This is improved ■ property, known as **3200 Forest Place, Antioch, TN 37013**

(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 **27th day of September, 2000**.

Howard C. Henry By [signature] A.I.F.

Verlene K. Henry By [signature] A.I.F.

State of TENNESSEE
County of DAVIDSON

On this 27TH day of SEPTEMBER, 2000 before me personally appeared EVAN DOUVLIS, the person who executed the foregoing instrument on behalf of HOWARD C. HENRY AND WIFE, VERLENE K. HENRY, and acknowledged that HE executed the same as the free act and deed of the said HOWARD C. HENRY AND WIFE, VERLENE K. HENRY, through Power of Attorney granted HIM, by the said HOWARD C. HENRY AND WIFE, VERLENE K. HENRY.

[signature]
Notary Public

Commission Expires: 2-18-01

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE