WARRANTY DEED

47

Return to:
CASTLEMAN TITLE & ESCROW, INC.
110 Glancy Street, Suite 112
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 107,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF September 2000

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

NOTARY PUBLIC
LARGE

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerald A. Luna (NAME)	NVR Mortgage (NAME)	15-14-55
7628 Gerald Drive (ADDRESS)	5301 Virginia Way, Suite 350 (ADDRESS)	
Joelton, Tennessee 37080 (CITY) (STATE) (ZIP)	Brentwood, Tennessee 37027 (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, Kurt D. Danis and wife, Christine M.H. Danis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerald A. Luna, unmarried

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. 11 on the Plan of William Hills, Section 2, of record in Plat Book 4460, page 62, said Register's Office to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Kurt D. Danis and wife, Christine M.H. Danis by deed from Roger D. Felts of record in Book 10646, page 156, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2000 real property taxes which have been prorated and assumed by the grantor(s); (b) all matters appearing on the plan of record in Book 4460, page 62, said Register's Office; and (c) restrictive covenants of record in Book 4576, page 846, said Register's Office.

Linda Pruitt executes this instrument as Attorney-In-Fact on behalf of Kurt D. Danis and wife, Christine M. H. Danis, pursuant to the Power of Attorney being recorded simultaneously herewith in the Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 10/04/00 14:13 2pgs
Fees:11.00 Taxes:395.90
20001004-0098514

unimproved ( )
This is improved (X) property, known as 7628 Gerald Drive, Joelton, Tennessee 37080
(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 29th day of September 2000

Kurt D. Danis by Linda Pruitt Attorney in Fact
Kurt D. Danis by Linda Pruitt, Attorney in Fact

Christine M. H. Danis by Linda Pruitt, Attorney in Fact
Christine M.H. Danis, by Linda Pruitt, Attorney in Fact

State of Tennessee
County of Davidson

On this 29th day of September, 2000, before me personally appeared Linda Pruitt, to me known or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Kurt D. Danis and Christine M. H. Danis and acknowledged that she executed the same as the free act and deed of Kurt D. Danis and Christine M. H. Danis.

Witness my hand and official seal at Nashville, Tennessee this 29th day of September, 2000.

NOTARY PUBLIC

My commission expires:

