WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $74,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF OCTOBER, 2000.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 10/24/00 11:16 2pgs
Fees:11.00 Taxes:273.80

20001024-0105377

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nancy L. VanHorn	Wells Fargo Home Mortgage, Inc.	MAP 53
(NAME) 1409 Elliston Street	(NAME) P. O. Box 5910	GROUP 03
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Springfield, OH 45501	PARCEL 126
(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,

SAMUEL W. CROWDER AND WIFE, EDNA JANICE CROWDER

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

NANCY L. VANHORN, A SINGLE PERSON

, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **WILSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 88 of Section C on the Plan of E.I. DuPont de Nemours and Company's Subdivision, as of record in Book 1424, Page 66, Register's Office for said County.

Said Lot No. 88 fronts 57 feet on the easterly margin of Elliston Street and extends back 71.9 feet on the northerly line and 71.8 feet on the southerly line to a dead line measuring 57 feet thereon.

Being the same property conveyed to Samuel W. Crowder and Wife, Edna Janice Crowder by deed from Arthur Wilson McPeak and wife, Beulah Ruth McPeak of record in Deed Book 9741, page 819, Register's Office for said County.

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

unimproved ☐
This is improved ☒ property, known as 1409 Elliston Street, Old Hickory, TN 37138
(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 23rd day of October, 2000.

Samuel W. Crowder

Edna Janice Crowder

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me the undersigned ,a Notary Public in and for said County and State, the within named Samuel W. Crowder and Edna Janice Crowder the 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 and official seal this 23rd day of October, 2000.

My Commission Expires 5/26/02

Notary Public

File Number200010182

RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122