27A

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF OCTOBER, 2000.

Notary Public

MY COMMISSION EXPIRES:. 5-02-01
(AFFIX SEAL)

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

Davidson County DEEDWARR
Recvd: 10/30/00 08:10 2pgs
Fees:11.00 Taxes:351.50
20001030-0106857

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Gale J. Hawkins | New Owner | MAP 84 |
| (NAME) 220 Barker Road | (NAME) | GROUP 14-0 |
| (ADDRESS) Nashville, TN 37214 | (ADDRESS) | PARCEL 72 |
| (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,

**DEBRA DAVENPORT NKA DEBRA YOUNG, and HUSBAND, BYRON YOUNG**

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

**GALE J. HAWKINS,** 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:

Being Lot No. 136 on the Plan of Walnut Grove, as of record in Plat Book 2133, Page 87, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Debra Davenport by Quitclaim deed from Raymond C. Davenport of record in Deed Book 9871, page 519, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 2271, page 541, Register's Office for said County.

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

Byron Young joins in this conveyance to convey any and all rights he may have in this property.

unimproved ☐

This is improved ☒ property, known as 220 Barker Road, Nashville, TN 37214
(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 26th day of October, 2000.

Debra Davenport

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 Debra Davenport nka Debra Young and Byron Young 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 26th day of October, 2000.

My Commission Expires 3/23/03

Notary Public

DAVIDSON COUNTY, TENN. NOTARY PUBLIC AT LARGE

**File Number200009070**
**RETURN TO:**
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122