63

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON #16815

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,943.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF OCTOBER, 2000.

Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

JAMI M. CRAWLEY NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE My Commission Expires JUNE 26, 2002

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles R. McLain	Crusader Bank FSB	86-8-B3
(NAME)	(NAME)	
1080 Tulip Grove Road	1334 Walnut Street	
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Philadelphia, PA 19107	
(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, Steven Kent Hosick, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles R. McLain and wife Susan K. McLain, 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. 483 on the Plan of resubdivision of Lots 483, 484, and 485 of Camden Woods, Phase III-B of record in Plat Book 7900, Page 823, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Steven Kent Hosick, by deed of record in Book 9816, Page 825, 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 Steven Kent Hosick by Terry DeSelms as his Attorney In Fact pursuant to recorded Power of Attorney of record being recorded simultaneously herewith.

unimproved ☐
This is improved ■ property, known as 1080 Tulip Grove Road, 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.

prepared by
RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214
TN E.16815

Davidson County DEEDWARR
Recvd: 11/21/00 13:35 2pgs
Fees:11.00 Taxes:499.29
20001121-0115050

Witness my/our hand(s) this 30th day of October, 2000.

Steven Kent Hosick

Steven Kent Hosick

Attorney-in-fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 30th day of October, 2000, before me personally appeared Terry DeSelms, the person who executed the foregoing instrument on behalf of Steven Kent Hosick and who acknowledged that he executed the same as the free act and deed of the said Steven Kent Hosick, through Power of Attorney granted him by the said Steven Kent Hosick

Witness my hand and official seal at Nashville, Tennessee this 30th day of October, 2000.

Commission expires: May 26, 2002

Elizabeth E. Triplett

Elizabeth E. Triplett Notary Public

