WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/27/00 13:43 2pgs
Fees:11.00 Taxes:474.51

20001127-0116046

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $128,245.00

Douglas L Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF NOVEMBER, 2000.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires January 22, 2002

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas L. Smith	Aegis Mortgage Corporation d/b/a New America Financial	MAP 135-11-C
(NAME) 418 Long Hunter Court	(NAME) 1 Monroeville Center	PARCEL 33
(ADDRESS) Nashville, TN 37217	(ADDRESS) Monroeville	
(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, **Westminster Homes of Tennessee, Inc.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Douglas L. Smith , A Single Person**, 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 Unit No. 33, Horizontal Property Regime Private Element Plat, Phase One on the Plan of Nashboro Village - Tract 18, as of record in Plat Book 11700, Page 48 and amending in Book 9700, Page 968, 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 part of the same property conveyed to Westminster Homes of Tennessee, Inc. by Warranty Deed from WDN Properties, Ltd. of record in Instrument No. 199912070300495 and rerecorded in Instrument No. 200001060001788, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of –way for public utilities.

unimproved ☐

This is improved ☒ property, known as 418 Long Hunter Court, Nashville, TN 37217

(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 hands this 21st day of November, 2000.

Westminster Homes of Tennessee, Inc.

By:
Jim Wright, Division Manager

Attest:

STATE OF Tennessee
COUNTY OF Williamson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jim Wright, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Division Manager of Westminster Homes of Tennessee, Inc., the within named bargainer, a corporation, and that, he as such Division Manager, being authorized so to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Division Manager.

Witness my hand and official seal this 21st day of November, 2000.

My Commission Expires:_____

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires January 28, 2002

File Number200011006
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027