Box 52

Davidson County DEEDWARR
Recvd: 12/07/00 15:58 2pgs
Fees:11.00 Taxes:277.50

20001207-0120797

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $75,000.00.

Jennifer C. Bates
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of December, 2000.

Sharon L. Kirby
Notary Public

MY COMMISSION EXPIRES:. 5/28/03

(AFFIX SEAL)

SHARON L. KIRBY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennifer C. Bates	New South Federal Savings Bank	108-8D10co
(NAME) 1214 Quail Rd.	(NAME) 210 Automation Way	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Birmingham, AL 35210	
(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, I,

JUDY D. BYRNS, A SINGLE PERSON,

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

JENNIFER C. BATES, A SINGLE PERSON ,

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 10, Lot No. 17, in a Horizontal Property Regime as shown on the condominium site plan, Section 2, Phase IV, Quail Valley, as of record in Book 5800, Pages 69 and 70, and Book 5200, Page 383, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Judy D. Byrns, unmarried, by deed from Jerry C. Sailors, unmarried of record in Book 10056, Page 886, Register's Office for Davidson County, TN.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 1214 Quail Rd. Unit # 10, 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 GRANTEE, her and heirs assigns forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 1st day of December, 2000.

Judy D. Byrns

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Judy D. Byrns, a single person, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 1st day of December, 2000

Commission expires: 12/23/07

J. TRENT LEHMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Notary Public