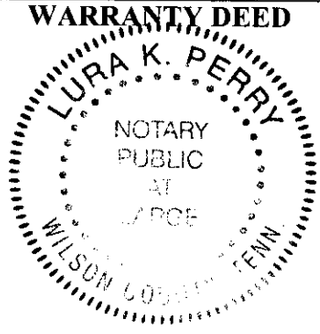
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILSON

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

Shirley H. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JANUARY, 2001.

Lura K. Perry
Notary Public

MY COMMISSION EXPIRES: 8/8/04
(AFFIX SEAL)

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

Davidson County DEEDWARR
Recvd: 01/29/01 09:15 2pgs
Fees:11.00 Taxes:351.50
20010129-0008302

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shirley H. Smith	FT Mortgage Companies dba First Tennessee Mortgage Company, Inc.	MAP 75
(NAME) 4513 Andrew Jackson Parkway	(NAME) P.O. Box 146	GROUP 03-0
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Memphis Tennessee 38101	PARCEL 39
(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,

ESTATE OF EVA BELLE POPE

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

SHIRLEY H. SMITH AND HUSBAND GERALD SMITH

, 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. 107 on the Plan of Tulip Grove Subdivision, Section 3, as of record in Plat Book 3700, Page 146, 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 Eva Belle Pope and Jenny Pope, as tenants in common by deed from George H. Farmer and wife, Eudora W. Farmer of record in Deed Book 6590, page 387, Register's Office for said County. The said Jenny Pope and Eva Belle Pope having since deceased, respectively, Last will and testament of Eva Belle Pope of record in Probate document #00P-853, Register's Office of Davidson County, TN shows life estates to four siblings (Jenny Pope, Ruby Pope, Mamie Guill and Will Pope), all of which have deceased. The property per said will shall be bequeathed to Joseph Edward Guill, as remainderman and Executor of Estate.

This conveyance is subject to Restrictive Covenants of record in Deed Book 4181, page 95, 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 4513 Andrew Jackson Parkway, 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.

Witness our hands this 25th day of January, 2001.

Estate of Eva Belle Pope

By: Joseph Edward Guill Exc.
Joseph Edward Guill, Executor

Attest:

STATE OF Tennessee
COUNTY OF Wilson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Joseph Edward Guill with whom I am personally acquainted and who upon his oath acknowledged himself to be the Executor of Estate of Eva Belle Pope the within named bargainer, a corporation, and that, Joseph Edward Guill as such Executor, being authorized so to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by Joseph Edward Guill as such Executor

Witness my hand and official seal this 25th day of January, 2001

My Commission Expires: 1/8/04
Lura K. Perry
Notary Public

LURA K. PERRY
NOTARY PUBLIC AT LARGE
WILSON COUNTY

File Number2101134
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122