Box 1

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF FEBRUARY, 2001.

Notary Public

MY COMMISSION EXPIRES: February 19, 2001.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Company, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bruce L. Thurmond	**Franklin American Mortgage Company**	**80-8-37**
(NAME)	(NAME)	
3227 Crowe Drive	**501 Corporate Center Drive #400**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	**Franklin, TN 37067**	
(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, **Mary E. Hall, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Bruce L. Thurmond, married**, 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. 321 on the Plan of Section One, Bordeaux Gardens, of record in Book 3300, Page 91, Register's Office for said County.

Being the same property conveyed to Mary E. Hall, single by deed of record in Book 5421, Page 759, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Mary E. Hall by Pamela Swett as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument recorded herewith, in the Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as **3227 Crowe Drive, Nashville, TN 37218**

(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.

Davidson County DEEDWARR
Recvd: 02/22/01 11:15 2pgs
Fees:11.00 Taxes:240.50

20010222-0016697

Witness **my/our hand(s)** this **20th day of February, 2001**.

Mary E. Hall by Pamela Swett

Mary E. Hall

State of Tennessee County of Davidson

On this 20th day of February, 2000 before me personally appeared Pamela Swett, the person who executed the foregoing instrument on behalf of Mary E. Hall, and acknowledged that she executed the same as the free act and deed of the said Mary E. Hall, through Power of Attorney granted Pamela Swett, by the said Mary E. Hall.

Notary Public

Commission Expires: