WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF FEBRUARY, 2001.

Notary Public

MY COMMISSION EXPIRES: 3/23/02

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE TRACEY DAVIDSON COUNTY

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

Davidson County DEEDWARR
Recvd: 03/02/01 11:00 2pgs
Fees:11.00 Taxes:629.00

20010302-0019735

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry R. Humphreys	Bank of America Mortgage	Map 98
(NAME) 4801 Mara Vista	(NAME) 2059 Northlake Parkway	Group B
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Tucker Georgia 30084	Parcel 29
(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,

Landmark Homes of Tennessee, Inc.

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

Jerry R. Humphreys and Wife, Jennifer S. Humphreys

, 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. 29 on the Plan of Newport, a Planned Unit Development, as of record in Plat Book 9700, Page 568, 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 Landmark Homes of Tennessee, Inc by deed from Joe C. McCormick and wife, Linda McCormick of record in Deed Book 11761, page 788, Register's Office for Davidson County, Tennessee.

Declaration of Covenants, Conditions and Restrictions of record in Deed Book 10778, Page 1, Register's Office of said County

Soil Absorption Letter in Book 5175, Page 729, Register's Office for said County.

Deed of Conveyance to Metro in Book 11497, Page 562, Register's Office for said County.

Charter of Homeowner's Association, Register's Office for said County.

Subject to all matters of record on the Boundary Plat of Newport of record in Plat Book 9700, Page 441, 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 4801 Mara Vista, 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 26th day of February, 2001.

Landmark Homes of Tennessee, Inc.

By: _____

Attest: _____

STATE OF Tennessee
COUNTY OF Wilson

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

Witness my hand and official seal this 2/26/2001

My Commission Expires: 3/23/02

Notary Public

TRACEY TRUMPHOUR
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENN.

File Number2102021
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122