WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,500.00

Pamela Lee
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 3/23/02
(AFFIX SEAL)

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

Davidson County DEEDWARR
Recvd: 03/05/01 12:35 2pgs
Fees:11.00 Taxes:501.35
20010305-0020377

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pamela Lee	1ST Tenn Home Loans	Map 86
(NAME) 3500 Greenwood Dr.	(NAME) 181 East Main Street, Suite 6	Group B
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Hendersonville Tennessee 37075	Parcel 159
(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,

Jerry R. Humphreys Jr. and Wife, Jennifer S. Humphreys

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

Pamela Lee , An Unmarried Person Cora M. Glass , An Unmarried 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 Lot No. 173 on the Final Plat of Fleetwood Subdivision, Phase Two, being a planned unit development , as of record in Plat Book 6900, Pages 738 and 739, 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 Jerry R. Humphreys Jr. and Wife, Jennifer S. Humphreys by deed from Ken Lokey Homes of record in Deed Book 8210, Page 395 and re-recorded in Deed Book 8726, Page 18, Register's Office for Davidson County, Tennessee.

Declaration of Covenants, Conditions and Restrictions of record in Deed Book 7170, Page 987; Book 7628, Page and Book 7940, Page 565, Register's Office of said County

By-Laws in Book 7171, Page 4, Register's Office for said County.

Storm Water Detention Agreement in Book 7107, Page 408, Register's Office for said County.

Subject to Homeowner's Association dues.

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

unimproved ☐

This is improved ☒ property, known as 3500 Greenwood Dr., 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 my/our hand(s) this 26th day of February, 2001.

Jerry R. Humphreys Jr.

Jennifer S. Humphreys

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Jerry R. Humphreys Jr. and Wife, Jennifer S. Humphreys the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

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

My Commission Expire: 5/23/02

Notary Public

TRACEY TRUMPHREYS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

File Number2101330

RETURN TO:

Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122