WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/08/01 14:30 1pgs
Fees:11.00 Taxes:784.40

20010308-0022171

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $212,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF FEBRUARY, 2001.

Notary Public

My Commission Expires JULY 8, 2002

MY COMMISSION EXPIRES:.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Superior Title Company, Inc., 104 Cude Lane, Suite 132, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Denise Blackwell	Denise Blackwell	98-9-B-11
(NAME)	(NAME)	
116 Windchase Run	116 Windchase Run	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Hermitage, TN 37076	
(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, Five Star Builders, LLC, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Denise Blackwell and Jeffrey L. Blackwell, 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. 11 on the Plan of Windchase, Phase III, a Planned Unit Development, of record in Plat Book 11700, page 14, said Register's Office to which plan reference is hereby made for a more complete description.

Being a portion of the property conveyed to Five Star Builders, LLC by deed from New Hope Partners, A General Partnership, dated March 2, 2000 and filed of record as instrument no. 200003030021312, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 116 Windchase Run, 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 hand this 28th day of February, 2001.

Five Star Builders, LLC

By:

Robert E. Potter, Jr., Vice-President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Witness my hand and official seal at Madison, Tennessee this 28th day of February, 2001.

Commission expires:

Notary Public

My Commission Expires JULY 8, 2002