WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/23/01 09:34 2pgs
Fees:11.00 Taxes:436.60

20010323-0028088

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF MARCH, 2001.

CINDY FREDRICKSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: 9-28-2002

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Connection, Inc.
761 Old Hickory Blvd Suite #103
Brentwood, TN 37027

My Commission Expires SEPT. 28, 2002

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry E Huffer	ABN AMRO Mortgage Group, Inc	147-08-0-134
(NAME) 3743 Fulkner Drive	(NAME) P.O.Box 57068	
(ADDRESS) Nashville, Tennessee 37211	(ADDRESS) Irvine, CA 92619	
(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, Malcon R. Foster, by The Guardianship and Trust Corporation of Tennessee, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY E. HUFFER, 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. 93 on the Plan of Hillbrook , Section Three, as of record in Plat Book 3300, Page 84, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

M&P 147-08-0-134

Being the same property conveyed to Malcon Ray Foster and wife, Reba J. Foster by deed from William & Lee, Inc. of record in Deed Book 3799, page 945, Register's Office for said County.

Reba J. Foster having since died, and conservatorship granted to The Guardianship and Trust Corporation of Tennessee for Malcon Ray Foster appearing of record in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division filed September 25, 2000, 7:43 am.

This conveyance is subject to Restrictive Covenants of record in Deed Book 3460, page 295, Register's Office for said County.

unimproved ☐

This is improved ☒ property, known as 3743 Faulkner Dr., Nashville, TN 37211

(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 13th day of March, 2001.

Paula W. Reed, for Guardianship and Trust Corporation as conservator for Malcon Ray Foster

The Gaurdianship and Trust Corporation of Tennessee, for Malcon Ray Foster

STATE of TENNESSEE
COUNTY of DAVIDSON
Beforeme, THE UNDERSIGNED a Notary Public within and for
the State and County aforesaid, personally appeared PAULA W. REED

and PAULA W. REED
with whom I am personally acquainted and who upon HER oath(s) acknowledged
PAULA W. REED
to be the EXECUTIVE DIRECTOR
and PAULA W REED being authorized so to do, execute the foregoing
instrument for the purposes therein contained by signing the name of the corporation, by the said
PAULA W REED as such EXECUTIVE DIRECTOR, and attesting the
same by the said PAULA W. REED as such EXECUTIVE DIRECTOR.
* GAURDIANSHIP APPEARING OF RECORD IN SEVENTH CIRCUIT FOR DAVIDSON COUNTY, TENNESSEE
Witness my hand and official seal at office at NASHVILLE, TENNESSEE on this the 13TH
day of MARCH, 2001
My commission expires My Commission Expires JULY 27, 2002 Christine E. Cox
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

MARY FRANCES RUDY,
ATTORNEY-AT-LAW

Return To:
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761 Old Hickory Blvd., Suite 103
Brentwood, TN 37027