WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $206,000.00

X Marshall Kelley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF MARCH, 2001.

Tracey Trufelhour
Notary Public

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

TRACEY TRUFELHOUR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

Davidson County DEEDWARR
Recvd: 04/05/01 08:35 2pgs
Fees:11.00 Taxes:762.20

20010406-0033673

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marshall Kelley	IndyMac Bank, F.S.B.	Map 98-9
(NAME) 5020 John Hager Rd.	(NAME) 7667 Folsom Blvd Suite 101	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Sacramento California 95826	Parcel 13
(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

Marshall Kelley and wife Julie Kelley

, 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. 13 on the Plan of Windchase, Phase 2, Section 9700, as of record in Plat Book 899, Page 899, 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 French River Development Company of record in Deed Book 11703, page 792, Register's Office for said County.

Declaration of Covenants, Conditions and Restrictions of record in Deed Book 10969, Page 417 and Book 11446, Page 554, Register's Office of said County

TVA Easement as shown of record in Deed Book 1280, Page 445, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 5020 John Hager Rd., 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 23rd day of March, 2001.

Landmark Homes of Tennessee, Inc.

By:
Gary M. Wisniewski, President

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, he 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 3/23/2001

My Commission Expires: 3/23/02
Notary Public

TRACEY TRUMBLE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

File Number2102396
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122