21-1-173

PREPARED BY:
Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067

Davidson County DEEDWARR
Recvd: 04/09/01 09:17 2pgs
Fees:11.00 Taxes:510.23

20010409-0034337

WARRANTY DEED

THIS INDENTURE is made and entered into this **30th** day of **March, 2001** by and between **RALPH STEVENS** , herein after referred to as GRANTOR, and **DENVER A. HAMILTON, unmarried, and LAUREL DANE BALDWIN, unmarried** , herein after referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **ANTIOCH TN,** County of **Davidson,** State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of White Pine Estates of record in Instrument No. 20000130069319, Register's Office for said County, to which reference is made for a more complete legal description.

Being part of the same property conveyed to Ralph Stevens by Deed from Jack Williams Construction Co., Inc. of record in Instrument No. 20000922-0094106, Register's Office for Davidson County, Tennessee.

This is improved/unimproved property known as: 3437 WHITE PINE DR, ~~ANTIOCH TN 37013~~
Nashville TN 37214

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

RALPH STEVENS
Signature of Seller

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF 1)

Personally appeared before me, a Notary Public of said County and State, **RALPH STEVENS** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **30th** day of **March, 2001.**

Notary Public

My Commission Expires: My Commission Expires [illegible], 2001

Name and Address of Property Owner:
DENVER A. HAMILTON and LAUREL DANE BALDWIN
,

Send Tax Statements to:
Volunteer Trust Mortgage Corp.
301 South Perimeter Park Drive, Suite125, Nashville, TN 37211

Map and parcel 108-04-0-B-008.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Williamson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$137,900.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **30th** day of **March, 2001.**

Notary Public

My Commission Expires NOV. 24, 2001

My Commission Expires: _____

RETURN TO:

Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067
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