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# RE-RECORD

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Davidson County DEEDWARR
Recvd: 04/30/01 16:12 2pgs
Fees:10.00 Taxes:0.00
20010430-0043475

## WARRANTY DEED

PREPARED BY:

JAMES L. SMITH
Attorney at Law
315 W. Main Street
Hendersonville, TN 37075
822-5666

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $75,000.00.

Curtis F. Faulkner
Affiant

Sworn to and subscribed before me on this the 2nd day of December, 1999.

James L. Smith
NOTARY PUBLIC
My Commission Expires: 11-12-2002

MORTGAGEE:

Address New Owner:

Mr./Ms. Curtis F. Faulkner

1024 Fairwin Avenue

Nashville, TN 37216

Send Tax Bills to:

Same

Map-Parcel
016 000 261.00
016 000 271.00
016 000 262.00

Instr:199912090301495 Page: 1 OF 2
REC'D FOR REC 12/09/1999 10:39:26AM
RECORD FEE: $11.00
M. TAX $0.00 T. TAX $277.50

**FOR AND IN CONSIDERATION** of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **SADDLEBACK PROPERTIES, INC., a Tennessee Corporation**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **CURTIS F. FAULKNER and wife, STEPHANIE FAULKNER**, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 15 of the re-subdivision of Lots 13, 14 and 15 on the Plat of Saddleback Farms according to an unrecorded Plat dated August 27, 1999, by Walter Davidson & Associates, RLS No. 1467, which was subsequently recorded in Instrument No. 20000229 0019541.

BEING a portion of the same property conveyed to SADDLEBACK PROPERTIES, INC. by instrument of record in Book 9900, Page 403, Register's Office for Davidson County, TN.

Subject to restrictions, covenants and conditions of record in Book 10024, Page 591, Register's Office for Davidson County, TN.

This is (improved/unimproved) property known as 2221/2227 and 2233 Gallop Lane.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 the 2nd day of December, 1999, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

SADDLEBACK PROPERTIES, INC.

BY: Frank C Davis

PRESIDENT

STATE OF TENNESSEE
COUNTY OF SUMNER

BEFORE ME, undersigned, a Notary Public of the State and County aforesaid, personally appeared Frank C. Davis with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself/herself to be President or other officer authorized to execute the instrument of the SADDLEBACK PROPERTIES, INC., the within named bargainor, a corporation, and that Frank C. Davis, as such President executed the foregoing instrument for the purposes contained, by signing the name of the corporation by himself/herself as President.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 2nd day of December, 1999.

James L. Smith

NOTARY PUBLIC

JAMES L. SMITH NOTARY PUBLIC AT LARGE TENNESSEE

My commission expires: 11-12-2002