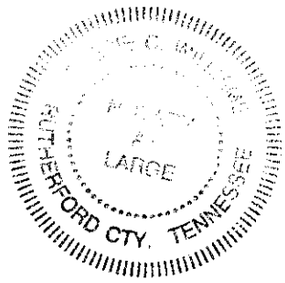
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,000.00

Scheree L. Sanders Rahn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF APRIL, 2001.

Notary Public

MY COMMISSION EXPIRES: March 20, 2005.
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 05/03/01 07:39 2pgs
Fees:11.00 Taxes:458.80

20010503-0045235

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
613 Potomac Place, Suite #205
Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Angelyse I. Sanders	First Horizon Home Loan Corporation	map 150, group 06-0 parcel 239
(NAME) 3021 Brantley Dr.	(NAME) 1140 Hammond Drive, Ste. B 2290	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Atlanta Georgia 30328	
(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, Sandra Gibbs , unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Angelyse I. Sanders, An Unmarried Person and Scheree L. Sanders Rahn, An Unmarried Person, 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. 24 on the Plan of Percy Priest Meadows Addition, Section 1, as of record in Plat Book 6900, Page 513, 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* Sandra Gibbs , unmarried by deed from Commercial Federal Mortgage Corporation of record in Deed Book 8567, page 541, Register's Office for said County.

* Now Known as Sandra G. Gibbs Daniel

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

This conveyance is subject to Restrictive Covenants of record in Deed Book 8047, page 125, Register's Office for said County.

Easement as shown of record in Deed Book 2242, Page 251, Register's Office for said County.

Easement as shown of record in Deed Book 7170, Page 778, Register's Office for said County.

Subject to Deed of Conveyance of record in Deed Book 8127, page 949 and Deed Book 8127, page 953, Register's Office for Davidson County Tennessee.

unimproved ☐

This is improved ☒ property, known as 3021 Brantley Dr., Antioch, TN 37013

(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/our hand(s) this 26th day of April, 2001.

Sandra Gibbs Daniel

Sandra Gibbs

STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Sandra Gibbs the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 4/27/2001

My Commission Expire:3/20/2005

File Number2104204
RETURN TO:
Cumberland Title Company
613 Potomac Place, Suite#205
Smyrna, TN 37167