WARRANTY DEED

H-CRYE-01-1091

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $174,900.00

Affiant

Subscribed and sworn to before me this 12th day of February, 2001.

Notary Public

MY COMMISSION EXPIRES: 9/28/02

(AFFIX SEAL)

JOHN GLEASER NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary L. Hamby	Associates Home Equity Service	
4605 Camellia Place (ADDRESS)	5100 Poplar Avenue Suite 614 (ADDRESS)	061-08-0/106.00
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Memphis, TN 38137 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we DAVID W. WISEMAN AND WIFE, DEBBIE L. WISEMAN, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto MARY L. HAMBY, MOTHER AND WILLIAM D. HAMBY AND WIFE, EDWINA E. HAMBY, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being part of Tract No. 1 on the Plan of A. J. McGaughery's Second Haysboro Subdivision, of record in Book 547, page 43, Register's Office for said County, and being known as Lot No. 7 on the Map showing the Subdivision of the George C. Nolen 10-acre tract as shown on an unrecorded copy of said Subdivision by Erie Drake, County Surveyor, dated May 30, 1945 and described as follows:

Beginning at point in the westerly margin of Camellia Place, formerly Newton Avenue, at the corner of Lots No. 6 & 7; being 575.5 feet south of the intersection of Log Cabin Road; thence with the line between said lots, North 87 degrees 30 minutes West 220 feet to a poitn in the original west line of said Tract No. 1 being a fence line; thence along said fence south 6 degrees 45 mintues East 100 feet to a point; the corner of Lots No. 7 & 8; thence with the line between said lots, South 87 degrees 30 minutes East 220 feet to the west margin of Camellia Place; thence with the margin of the same, North 6 degrees 45 minutes West 100 feet to the beginning.

BEING the same property conveyed to David W. Wiseman and wife, Debbie L. Wiseman by deed from John S. Seiverling and wife, Debra T. Seiverling of record in Book 9920, page 765, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 05/15/01 09:41 2pgs
Fees:11.00 Taxes:647.13
20010515-0049927

unimproved ( )
This is improved (X) property, known as 4605 Camellia Place, Nashville, Tennessee 37216
(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 12th day of February, 2001.

David W. Wiseman

Debbie L. Wiseman

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named David W. Wiseman and wife, Debbie L. Wiseman, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official Seal at Nashville, Tennessee, this 12th day of February, 2001.

My Commission Expires: 9/28/02

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 12th day of February, 2001.

My Commission Expires _____

_____
Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
RUDY TITLE AND ESCROW, LLC.

☒ 100 Hazel Path, Suite A
Hendersonville, Tennessee 37075

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 2000 Glen Echo Road, Suite 209
Nashville, Tennessee 37215

☐ 4733 Andrew Jackson Parkway, Suite 1-C
Hermitage, Tennessee 37076

☐ 224 Old Hickory Boulevard, Suite B
Nashville, Tennessee 37221

☐ 1770 Kirby Parkway, Suite 207
Forum Building III
Memphis, Tennessee 38138