WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF MAY, 2001.

Notary Public

MY COMMISSION EXPIRES: 3/23/02

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 06/13/01 18:21 2pgs
Fees:11.00 Taxes:451.40

20010613-0062591

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald E. Sharum	Mortgage Investors Group	Map 6455
(NAME) 606 Weatherbeaten Place	(NAME) 8320 E. Walker Springs Lane	Group 12-0-A
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Knoxville Tennessee 37923	Parcel 606
(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, Betty S. McCauley, An Unmarried Person, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald E. Sharum and Bonnie J. Sharum, Husband and Wife, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN ~~Wilson~~ Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Unit No. 606 on the Plan of Fox Run, Second Revision – Part of Section 2 and First Revision – Part of Section 1, Condominium Apartments, as of record in Plat Book 6250, Page 118, Register's Office for ~~Wilson~~ *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 Betty S. McCauley, An Unmarried Person by deed from Barbara S. Craven, unmarried of record in Deed Book 11525, page 240, Register's Office for said County.

Charter of Homeowner's Association as shown of record in Book 5208, Page 188, Register's Office for said County.

Subject to Master Deed in Record Book 4956, Page 582; Book 5535, Page 713; Book 5895, Page 516; Book 6370, Page 817 and Book 8510, Pages 92 and 95, Register's Office for said County.

Subject to By Laws in Record Book 4956, Page 590; Book 5895, Page 518; Book 5896, Page 1; Book 5548, Page 852; Book 5564, Page 582; Book 5174, Page 609 and Book 8510, Page 100, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 606 Weatherbeaten Place, 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 my/our hand(s) this 29th day of May, 2001.

Betty S. McCauley

Betty S. McCauley

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Betty S. McCauley, An Unmarried Person 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 5/29/2001

My Commission Expire: 10/14/2001

Julie Mapp

File Number2104491
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

