Davidson County DEEDWARR
Recvd: 07/06/01 14:56 2pgs
Fees:13.00 Taxes:595.70

20010706-0072418

PATSI B. ROBERTS NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $161,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of June, 2001.

Notary Public

MY COMMISSION EXPIRES: 6-26-2002

(AFFIX SEAL)

# WARRANTY DEED

**THIS INSTRUMENT WAS PREPARED BY**
Lehman Land Title, Inc., 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ruth Barnette | Indymac Bank FSB | 86-8A-74CO |
| (NAME) 2005 Strombury Drive | (NAME) 155 Northlake Avenue | |
| (ADDRESS) Hermitage, TN 37076 | (ADDRESS) Pasadena, CA 91101 | |
| (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,

**DONALD C. SCHLOSSER AND WIFE, SHEILA A. SCHLOSSER,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ruth Barnett and Tommy Pruitt, joint tenants with right of survivorship,

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:

Land in Davidson County, Tennessee, being Lot No. 460 on the Plan of Camden Woods Phase 3-B, of record in Book 7900, page 660, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Donald C. Scholosser and wife, Sheila A. Schlosser and Vera J. Schlosser by deed from Phillips Builders, Inc. of record in Book 9868, page 121, Register's Office for Davidson County, Tennessee. Said property being further conveyed to Donald C. Schlosser and wife, Sheila A. Schlosser by quitclaim deed from Vera J. Schlosser, an unmarried person, of record in Book 10728, page 4, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 2005 Strombury Drive, 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 21st day of June, 2001.

Donald C. Schlosser

Sheila A. Schlosser

STATE OF TENNESSEE

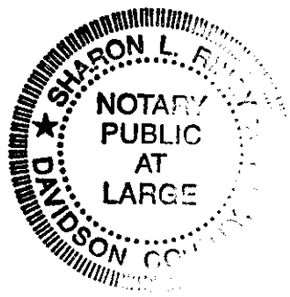
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald C. Schlosser and wife, Sheila A. Schlosser, 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 Brentwood , Tennessee this 21st day of June, 2001

Commission expires:

5/28/03




Sharon L. Riney

Notary Public