WARRANTY DEED

N-CJ-01-6011

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00

Barbara R Cragg
Affiant

Subscribed and sworn to before me, this 11th DAY OF July, 2001

Notary Public

MY COMMISSION EXPIRES: 8-7-2002
(AFFIX SEAL)

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
Barbara R. Cragg	Union Planters Bank	
601 Old Hickory Blvd. Unit #111 (ADDRESS)	2019 Richard Jones Rd., Ste. 300 (ADDRESS)	171-03-B-294
Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	Nashville, TN 37215 (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 CARRIE E. STEPHENS, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto BARBARA R. CRAGG, 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 Lot No. 56, on the Plan of Phase Two, Section Seven, Townhomes of Fredericksburg, as shown on plat of record in Plat Book 9700, page 957, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Carrie E. Stephens on August 25, 2000, filed for record on September 5, 2000 in Instrument #200009050087062, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to restrictions of record in H.O. Charter Book 10126, Page 430, Restriction Book 8920, Page 65, Book 9660, Page 840, Book 10126, Page 435, amended in Book 10224, Page 683, amended in Book 10294, Page 850, Instrument #20007180070568, By-Laws Book10126, Page 489, amended in Book 10275, Page 959, Book 8920, Page 45, and Restriction Book 7798, Page 843, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements of record in Book 7358, Page 643, Book 9607, Page 431, Book 10012, Page 756, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 601 Old Hickory Blvd, Unit #111, Brentwood, Tennessee 37027
(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 11th day of July, 2001.

Carrie E. Stephens

Carrie E. Stephens

Davidson County DEEDWARR
Recvd: 07/16/01 11:59 2pgs
Fees:13.00 Taxes:536.50

20010716-0075163

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Carrie E. Stephens , 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 11th day of July, 2001.

My Commission Expires:

9-28-2002

Notary Public

MARY FRANCES RUDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

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 11th day of July, 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