Box 1

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$112,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **13TH DAY OF JULY, 2001.**

Notary Public

MY COMMISSION EXPIRES: January 29, 2005.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rosemarie L. Rotter	**AmSouth Bank**	**Map 150-9, Parcel 110**
(NAME)	(NAME)	
704 Kinwood Court	**2050 Parkway Office Circle**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Birmingham, AL 35244**	
(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, **LARRY RUSSELL BEVEL, JR. AND KIMBERLY ANN BEVEL, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROSEMARIE L. ROTTER, AN UNMARRIED WOMAN**, 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. 40 on the Plan of Section 4, Phase II, Forest View Park of record in Plat book 5200, Page 674, Corrected in Plat Book 6224, Page 215, Register's Office for said County, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Larry Russell Bevel, Jr. and Kimberly Ann Bevel, husband and wife, joint tenants w/rights of survivorship by deed from Kerry Stewart of record in Instrument No. 200005050045732, Register's Office for Davidson County, Tennessee.

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

Davidson County DEEDWARR
Recvd: 07/17/01 10:02 2pgs
Fees:13.00 Taxes:416.25

20010717-0075581

unimproved ☐

This is improved ☒ property, known as **704 Kinwood Court, 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 **13th day of July, 2001**.

Larry ~~Russel~~ Russell Bevel Jr.

Kimberly Ann Bevel

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 Larry Russell Bevel, Jr. and Kimberly Ann Bevel 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 Antioch, Tennessee, this 13th day of July, 2001.

Commission expires:
1-29-05

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public