Davidson County DEEDWARR
Recvd: 08/13/01 09:43 2pgs
Fees:13.00 Taxes:464.31

20010813-0086770

STATE OF TENNESSEE
COUNTY OF WILLIAMSO

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,488.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of August, 2001.

Notary Public

MY COMMISSION EXPIRES: March 30, 2003

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 31, 2004

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
Jennifer Lynn Bloom	Countrywide Home Loans	172-8A-48CO
(NAME) 1512 Hunters Branch Road	(NAME) 1800 Tapo Canyon	
(ADDRESS) Antioch, Tennessee 37013	(ADDRESS) Simi Valley, CA 93063	
(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,

DAVID CHAZZ NELSON AND WIFE, ALICIA A. NELSON,

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

JENNIFER LYNN BLOOM,

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. 48 on the Plan of Hunter's Branch, Section 2-A, of record in Book 6250, Page 819, and amended in Book 6815, Page 77, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to David Chazz Nelson and wife, Alicia A. Nelson by deed from Shawn E. Parris and wife, Angela D. Parris of record in Book 10097, Page 669, Register's Office for Davidson County, TN.

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 1512 Hunters Branch Road, Nashville, 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 1st day of August, 2001.

David Chazz Nelson

Alicia A. Nelson

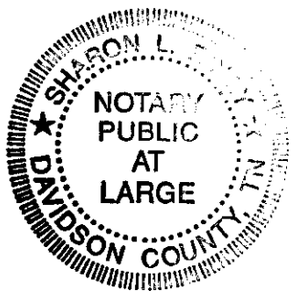
STATE OF TENNESSEE

COUNTY OF WILLIAMSO

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Chazz Nelson and wife, Alicia A. Nelson, 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 1st day of August, 2001

Commission expires: ~~March 30, 2003~~ 5/28/03



Sharon L Lacey

Notary Public