WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF AUGUST, 2001

Notary Public

MY COMMISSION EXPIRES: 3/23/02

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 08/31/01 09:54 2pgs
Fees:13.00 Taxes:443.63

20010831-0094658

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
James H. Pinkston Jr.	Union Planters Bank, N.A.	Map: 075
(NAME) 652 Dutchmans Drive	(NAME) 3100 West End Ave, Suite 530	Group: 8-0
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Nashville Tennessee 37203	Parcel: 240
(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, Tommy E. McReynolds and Wife, Harriet A. McReynolds, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James H. Pinkston Jr. and Wife, Leanne M. Pinkston, 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:

Being Lot No. 1 on the Plan of Hunters Hill, Section 1, as of record in Plat Book 5800, Page 350, Register's Office for 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 Tommy E. McReynolds and Wife, Harriet A. McReynolds by deed from Larry S. McReynolds of record in Deed Book 10187, page 633, Register's Office for said County.

This conveyance is subject to all matters as set forth per Plat Book 5800, Page 350, Register's Office of said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 6215, page 881; Book 6223, page 335; Book 6489, page 932 and in Book 6553, Page 441, Register's Office of said County.

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

unimproved ☐

This is improved ☒ property. known as 652 Dutchmans 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 15th day of August, 2001.

Tommy E. McReynolds

Harriet A. McReynolds

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 Tommy E. McReynolds and Wife, Harriet A. McReynolds the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 8/15/2001

My Commission Expire: 3/23/02

File Number2108020
RETURN TO:
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13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122