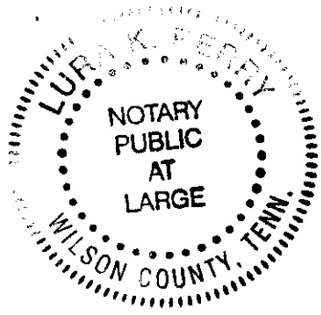
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $140,500.00

John Kent Howard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF AUGUST, 2001.

Lurk Perry
Notary Public

MY COMMISSION EXPIRES: Aug. 8, 2004
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 09/05/01 13:30 2pgs
Fees:13.00 Taxes:519.85



20010905-0095932

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
John Kent Howard	Mortgage Investors Group	Map 136
(NAME) 3509 Colony Point West	(NAME) 8320 E. Walker Springs Lane	Group 6
(ADDRESS) Nashville, TN 37217	(ADDRESS) Knoxville Tennessee 37923	Parcel 34
(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,

James W. Cunningham, An Unmarried Person,

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

John Kent Howard, unmarried,

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. 237 on the Plan of Priest Lake Park, Section 5, as of record in Plat Book 4460, Page 174, 175 and 176, 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 James W. Cunningham, An Unmarried Person by deed from David Ray Davenport and wife Rita Davenport and Euphiazene Linder, Rita Davenport, Stephanie McWhorter Anderson and Jason McWhorter, sole heirs at low of Leoma McWhorter, deceased of record in Deed Book 11634, page 832, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 4249, page 892, and Book 4317, Page17, Register's Office for said County.

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

This Deed supersedes previous deed of record to correct address.

unimproved ☐

This is improved ☒ property, known as 3509 Colony Point West, Nashville, TN 37217

(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 30th day of August, 2001.

James W. Cunningham 8/30/01

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named James W. Cunningham `, An Unmarried Person the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 8/30/2001

My Commission Expire: Aug 8, 2004 Lura K. Perry

Aug 8, 2004

LURA K. PERRY
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

File Number2108211
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122