WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $169,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF MAY, 2001.

Notary Public

MY COMMISSION EXPIRES: September 20, 2004.
(AFFIX SEAL)

JUDITH C. JACOBS NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Allison Title Company, 116 Wilson Pike Circle, Suite 206, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ed W. Redmond	America's Wholesale Lender	172-12-0-B/313.00CO
(NAME)	(NAME)	
3437 Cobble Street	PO Box 10212	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Van Nuys, CA 91410	
(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,

Jonathan Daniel Shoffner and wife, Sylvia Shoffner

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

Ed W. Redmond and Marnie Holland

, 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. 524 on the Plan of Bradford Hills, Section Thirteen, of record in Book 7900, page 6, amended in Book 7900, page 661, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jonathan Daniel Shoffner and wife, Sylvia Shoffner by Warranty Deed from Glen R. Gislason and wife, Julie A. Gislason, dated June 5, 1998, and filed for record in Book 10980, page 991, Register's Office for Davidson County, Tennessee.

2001 Taxes have been prorated and assumed by the Grantee.

Subject to any and all matters as shown on the plan of record in Plat Book 7900, page 661, Register's Office for Davidson County, Tennessee
Subject to Restrictive covenants on record in Book 8069, page 170, as amended in Book 9227, page 681, said Register's Office.
Subject to By-Laws of record in Book 8071, page 531 and the Charter of record in Book 8071, page 520, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3437 Cobble Street, Nashville, TN 37211

(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.

JDS

Davidson County DEEDWARR
Recvd: 09/10/01 15:37 2pgs
Fees:13.00 Taxes:625.30

20010910-0098093

Witness my/our hand(s) this 31st day of May, 2001.

Jonathan Daniel Shoffner

Sylvia Shoffner

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On 5/31/2001, before me personally appeared Jonathan Daniel Shoffner and wife, Sylvia Shoffner to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 31st day of May, 2001.

Commission expires: September 20, 2004

JUDITH C. JACOBS NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENNESSEE

Judith C. Jacobs

Notary Public