WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/20/01 08:57 2pgs
Fees:13.00 Taxes:425.48

20010920-0101740

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $114,995.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: Sept 22

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2002

THIS INSTRUMENT WAS PREPARED BY

Escrow Services of Tennessee, LLC
100 Winner's Circle, #150
Brentwood, TN 37027

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
Wanda R. Kress	Bank of America, N.A.	Map 175-04
(NAME)	(NAME)	
4323 Smokey Mountain Place	1400 Best Plaza Dr. Ste. 101	
(ADDRESS)	(ADDRESS)	Parcel 006
Antioch, TN 37013	Richmond, VA 23227	
(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,

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

Wanda R. Kress, 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 2-B on the Plan of Park Place. Phase 1, as shown by plat of record in Instrument Number 20010129-0008516, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Park Place Ventures LLC by deed from E. Cordell Lawrence and wife, Margaret L. Lawrence of record in Deed Book 11179, page 708, Register's Office for said County.

Restrictive Covenants of record in Instrument Number 200102140014161, and re-recorded in Instrument Number 200107020067590, Register's Office of said County.

Easement as shown of record in Book 1149, page 719, Book 11539, page 799, Book 11672, page 447, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 4323 Smokey Mountain Place, 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 our hands this 13th day of September, 2001.

Park Place Ventures LLC

By: James David Carter, Chief Manager
James David Carter, Chief Manager

Attest:

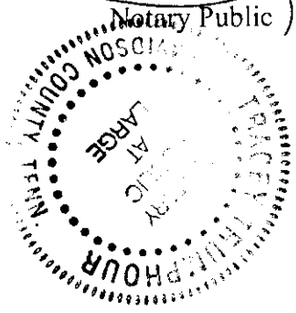
STATE OF Tennessee
COUNTY OF Wilson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared James David Carter with whom I am personally acquainted and who upon his oath acknowledged himself to be the Chief Manager of Park Place Ventures, LLC the within named bargainer, a corporation, and that, he as such Chief Manager, being authorized so to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by James David Carter as such Chief Manager

Witness my hand and official seal this 9/13/2001

My Commission Expires: 3/23/02

Notary Public



File Number2109025
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122