# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/03/01 13:43 2pgs
Fees:13.00 Taxes:532.80

20011003-0107434

D. ANNETTE MAPLES NOTARY PUBLIC AT LARGE SEVIER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 144,000.00

Tammy M Elliott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September, 2001

D. Annette Maples
Notary Public

MY COMMISSION EXPIRES: 01-28-03
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Tammy M. Elliott (NAME) | NASHVILLE BANK OF COMMERCE (NAME) | MAP 21 |
| 6141 Clarksville Pike (ADDRESS) | 115 9TH AVENUE SOUTH (ADDRESS) | PARCEL 296 |
| Joelton, TN 37080 (CITY) (STATE) (ZIP) | NASHVILLE, TN 37212 (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, Tiffani L. Degnan Chern and husband, Andrew Chern

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tammy M. Elliott, 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:

LAND in Davidson County, Tennessee, BEING Lot No. 16 on the Plan of Morgan Estates, Section Two, as of record in Plat Book 5200, page 26, as amended in Book 8756, page 717, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

BEING all of the same property conveyed to Tiffani L. Degnan, unmarried, now known as Tiffani L. Chern, by Warranty Deed dated Novermber 25, 1997, from Dottie Arrington, unmarried, of record in Book 10701, page 140, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2001, and subsequent years, easements and restrictive covenants of record.

Andrew Chern joins in this conveyance to relinquish any and all right, expecially marital rights which he may have in and to said property, by virtue of his marriage to Tiffani L. Degnan Chern.

unimproved ( )
This is improved ( X ) property, known as 6141 Clarksville Pike, Joelton, TN 37080
(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 hand s this 27th day of September, 2001

Tiffani L. Degnan Chern

Tiffani L. Degnan Chern

Andrew Chern

Andrew Chern

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 Tiffani L. Degnan Chern and husband, Andrew Chern

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 27th day of September, 2001.

Commission expires 01-28-03

Annette Chapman
Notary Public

D. ANNETTE CHAPMAN NOTARY PUBLIC AT LARGE SEVIER COUNTY, TENN.

STATE OF TENNESSEE

COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public