WARRANTY DEED

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $168,840.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF October, 2001.

Notary Public

MY COMMISSION EXPIRES: 11-18-01

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Ask	MORTGAGE LENDERS OF AMERICA, LLC	**Map 146-04-0, Parcel 109.00**
(NAME) **502 Richmar Drive**	(NAME) 8400 WEST 110TH ST., #130	
(ADDRESS) **Nashville, TN 37211**	(ADDRESS) OVERLAND PARK, KS 66210	
(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, **Kevin Childress and wife, Sherry Childress**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DAVID ASK AND WIFE, LISA ASK**, 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. 731 on the Plan of Caldwell Hall, Section Eleven, A Re-subdivision of Lots Nos. 730 and 731, as shown of record in Book 3106, Page 110, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Kevin Childress and wife, Sherry Childress by deed of record in Book 10438, Page 394, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Kevin Childress and Sherry Childress by J. J. Love as their Attorney-In-Fact pursuant to recorded Power of Attorney being recorded simultaneously herewith in Instrument No. 20011009-0109809, in the Register's Office for County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **502 Richmar Drive, 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.

Davidson County DEEDWARR
Recvd: 10/09/01 11:00 2pgs
Fees:13.00 Taxes:624.71

20011009-0109810

Witness my/our hand(s) this. 3rd DAY OF October, 2001.

Sherry Childress by J. J. Love Atty-in-fact
Sherry Childress by J. J. Love, her Atty-in-fact

Kevin Childress by J. J. Love Atty-in-fact
Kevin Childress by J. J. Love, his Atty-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 3rd day of October, 2001 before me personally appeared **J.J. Love**, the person who executed the foregoing instrument on behalf of Kevin Childress and Sherry Childress, and acknowledged that she executed the same as the free act and deed of the said Kevin Childress and Sherry Childress, through Power of Attorney granted her.

Angela M. Lake
Notary Public

Commission Expires:

ANGELA M. LAKE
NOTARY PUBLIC AT LARGE
WILLIAMSON CO. TENN.

My Commission Expires 2-19-2002