WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/09/01 11:11 2pgs
Fees:13.00 Taxes:365.93
20011009-0109845

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $98,900.00

Roy A Biswell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF SEPTEMBER, 2001.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

JEFF FARRIS
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.
MY COMMISSION EXPIRES: JANUARY 26, 2002

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy A. Biswell	Georgia Bank & Trust Co. of Agusta D/B/A GB & T Mortgage	91-5-262
(NAME)	(NAME)	
608 Nashua Lane	1321 Murfreesboro Road Suite 701	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Nashville Tennessee 37217	
(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, Edwin A. Muniz, An Unmarried Person and Ivan D. Gonzales, An Unmarried Person , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roy A. Biswell, 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. 2, Phase One on the Plan of Brookewood, as of record in Plat Book 8250, Page 675, 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 Edwin A. Muniz, An Unmarried Person and Ivan D. Gonzales, An Unmarried Person by deed from The Marhcetti Company of record in Deed Book 11167, page 967, 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 608 Nashua Lane, Nashville, TN 37209

(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 20th day of September, 2001.

Edwin A. Muniz

Ivan D. Gonzales

STATE of Tennessee
COUNTY of Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Edwin A. Muniz, An Unmarried Person and Ivan D. Gonzales, An Unmarried Person the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 9/20/2001

My Commission Expires:

JEFF FARRIS
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.
MY COMMISSION EXPIRES: JANUARY 26, 2002

File Number2108386
RETURN TO:
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