WARRANTY DEED

LURA K. PERRY
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $160,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25RD DAY OF OCTOBER, 2001.

Notary Public

MY COMMISSION EXPIRES: Aug 8, 2004

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 10/30/01 09:38 2pgs
Fees:13.00 Taxes:592.00

20011030-0117956

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold D. Feener	Countrywide Home Loans, Inc.	Map & Parcel 43-1-177
(NAME) 1119 Sydney Terrace	(NAME) 2021 N. Gallatin Road	Map & Parcel 43-1-178
(ADDRESS) Mt. Juliet, TN 37122	(ADDRESS) Madison Tennessee 37115	
(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,

Richard H. McClellan and Wife, Carolyn J. McClellan ,

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

Harold D. Feener, a Married Man , & wife Sharon E. Feener

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 Nos. 10 and 11 on the Plan of Section One Pierce Place, as of record in Plat Book 5190, Page 733, 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 Richard H. McClellan and Wife, Carolyn J. McClellan by deed from Gloria Faye Keffee, a single woman of record in Deed Book 8682, page 156, Register's Office for said County.

Driveway Easement of record in Book 6259, Page 888, 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 1321&1323 Pierce Road, Hermitage, TN 37115

(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 23rd day of October, 2001.

Richard H. McClellan

Carolyn J. McClellan

STATE of Tennessee
COUNTY of ~~Davidson~~ Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Richard H. McClellan and Wife, Carolyn J. McClellan 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 10/~~23~~26 (LKP)/2001

My Commission Expire: 8-8-04

LURA K. PERRY
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

File Number2110122
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122