Davidson County DEEDWARR
Recvd: 10/30/01 15:18 2pgs
Fees:13.00 Taxes:388.13

20011030-0118386

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$104,900.00.**

Barbara M. Ragan
Affiant

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

Louise N. Tyree
Notary Public

MY COMMISSION EXPIRES: 4/1/2002

(AFFIX SEAL)

LOUISE N. TYREE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Wilson County, Inc., 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara M. Ragan	First Franklin Financial Corp., A Delaware Corp.	Map 95-12, Parcel 184
2829 Airwood Drive	2500 Windy Ridge Parkway, Suite 400	3DZ 86374
Nashville, Tennessee 37214	Atlanta, Georgia 30339	
(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, **GARY W. PEACH, AN UNMARRIED PERSON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BARBARA M. RAGAN, AN UNMARRIED PERSON** , 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, Revised Final Plat, Woodwind Subdivision, Section One, as of record in Plat Book 6900, Page 763 as amended in Book 7725, Page 623 and Book 7965, Page 597, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Gary W. Peach by Quitclaim Deed from Susan D. Peach of record in Book 10554, Page 664, Register's Office, Davidson County, Tennessee.
This is the same description as in previous deed of record.
This conveyance is subject to any and all notes; easements and minimum building setback lines as shown on the plat of record in Plat Book 6900, Page 763 as amended in Book 7725, Page 623 and Book 7965, Page 597, said Register's Office.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 2829 Airwood Drive, Nashville, TN 37214

(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 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 October 25, 2001.

Gary W. Peach

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, , a Notary Public in and for said County and State, the within named Gary W. Peach, an unmarried person, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this October 25, 2001

Commission expires: 4/1/2002

Notary Public