WARRANTY DEED

HUGH B. SHOULDERS, JR. NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires JUN. 28, ...

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$111,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF OCTOBER, 2001.

Hugh B. Shoulders Jr.
Notary Public

MY COMMISSION EXPIRES:.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert D. Cobb Jr.	Union Planters Bank National Association	Map 87-5-A
(NAME) 5605 Royal Court	(NAME) 2019 Richard Jones Road	Parcel 103
(ADDRESS) Hermitage, Tennessee 37076	(ADDRESS) Nashville, TN 37215	
(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, **Dewan D. Smothers, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robert D. Cobb Jr., 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. 131 on the Plan of Farmingham Woods, Phase III, a Planned Unit Development, of record in Book 7900, page 554, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dewan D. Smothers by deed from Milton Cartwright III, of record in Book 11135, page 349, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions and easements; (a) 2001 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 7900, page 554, said Register's Office; (c) Restrictive covenants contained in Book 8238, page 176, Book 8351, page 533, Book 8423, page 784, Book 8424, page 426, Book 8447, page 635, Book 8702, page 528, Book 9006, page 409, and Book 9006, page 414 said Register's Office; and (d) Charter of record in Book 8245, page 768, said Register's Office, and (e) an easement of record in Book 8199, page 852 said Register's Office.

Being the same property conveyed to Dewan D. Smothers by deed from Milton Cartwright, III, of record in Book 11135, page 349, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 5605 Royal Court, Hermitage, TN 37076
(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 hand this 30th day of October, 2001.

Dewan D. Smothers

Davidson County DEEDWARR
Recvd: 11/07/01 09:14 2pgs
Fees:13.00 Taxes:412.55

20011107-0122090

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before, the undersigned, a Notary Public, in and for said County and State, the within named, **Dewan D.** Smothers, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained

Witness my hand and official seal at Nashville, Tennessee this 30th day of October, 2001

Commission expires:

Notary Public

JOHN GREGORY HARDEMAN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.