Davidson County DEEDWARR
Recvd: 11/21/01 15:46 1pgs
Fees:13.00 Taxes:869.50

20011121-0128192

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $235,000.00

Barbara McLee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of November, 2001.

Daphne Barnes
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jack B. Holmes	1st Trust Bank for Savings	171-3A-33CO
(NAME)	(NAME)	
5024 Fredericksburg Way East	P.O. Box 17257	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Memphis, TN 38187-0257	
(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,

LUIZ MINEIRO AND WIFE, AMY MINEIRO,

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

JACK B. HOLMES AND WIFE, LINDA L. HOLMES,

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. 186 on the Plan of Section 1-A, Fredericksburg, of record in Book 7900, Page 509, amended in Book 7900, Page 529, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Luiz Mineiro and wife, Amy Mineiro by deed from Tom G. Scoggins and wife, Ann H. Scoggins of record in Instrument Number 200008170081684, Register's Office for Davidson County, TN.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is improved ☒ unimproved property, known as 5024 Fredericksburg Way East, Brentwood, TN 37027
(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 14th day of November, 2001.

Luiz Mineiro

Amy Mineiro

Amy Mineiro

STATE OF ARIZONA
COUNTY OF Maricopa

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Luiz Mineiro and wife, Amy Mineiro, 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 Scottsdale, Arizona, this 14th day of November, 2001

Commission expires: 11-29-2002

Notary Public

OFFICIAL SEAL
DENISE D. TAYLOR
NOTARY PUBLIC - ARIZONA
MARICOPA COUNTY
My Comm. Expires Nov. 29, 2002