WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/20/01 15:48 2pgs
Fees:13.00 Taxes:401.82

20011220-0140884

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $108,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF DECEMBER, 2001.

Notary Public

MY COMMISSION EXPIRES: 5/11/02

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Boulevard, Ste. 200, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shaun L. Lewis	National Bank of Commerce	Map 83-8
(NAME)	(NAME)	
967 Dalebrook Lane	115 29th Avenue South	Parcel 235
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Nashville, TN 37212	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **ROSEBANK MEADOWS SUBDIVISION, L.L.C.**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SHAUN L. LEWIS, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 3 on the Plan of Rosebank Meadows, Phase One, as shown of record in Plat Book 9700, Page 531, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

For source of title reference is hereby made to Instrument No. 20001005-0099367, as corrected in Deed of Correction filed of record in Instrument No. 20001128-0116633, Register's Office of Davidson County, Tennessee.

Subject to all matters as shown on plat of record in Book 9700, Page 531, Register's Office of Davidson County, Tennessee.

Subject to restrictions as shown of record in Book 10775, Page 805, and Instrument No. 2001126-0128275Register's Office of Davidson County, Tennessee.

Subject to easement for right of way for Rosebank Avenue as shown of record in Book 2739, Page 623, Register's Office of Davidson County, Tennessee.

Subject to right of way as shown of record in Book 1236, Page 217, Register's Office of Davidson County, Tennessee.

Subject to TVA transmission line easement as shown of record in Book 6200, Page 899, Register's Office of Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 967 Dalebrook Lane, Nashville, TN 37206
(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 our hands this 18th day of December, 2001.

Rosebank Meadows Subdivision, L.L.C.

By: Banc of America, N.A., Community Development Corporation, its Chief Manager
By: Michael G. Whalen, Senior Vice President

STATE OF TENNESSEE

COUNTY OF WILSON

Before me, the undersigned authority, of the state and county aforementioned, personally appeared Michael G. Whalen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Senior Vice President for Banc of America, N.A., Community Development Corporation, said corporation being the Chief Manager of the maker or a constituent of the maker and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at Mt. Juliet, Tennessee this 18th day of December, 2001.

Commission expires: May 11, 2002

Delaina D. Davis Notary Public

