WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/31/02 11:23 2pgs
Fees:13.00 Taxes:502.83

20020131-0013711

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF JANUARY, 2002

CHRISTINE R. ADLER NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

MY COMMISSION EXPIRES: 8/12/03

THIS INSTRUMENT WAS PREPARED BY:
Cumberland Title of Hendersonville
d/b/a Services Management Co. of Tennessee
181 East Main Street, Suite 3
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Doug Ray Dyer	Fremont Investment & Loan	087-01-0-A 23
(NAME) 3508 Glen Falls Drive	(NAME) 175 N. Riverview Drive	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Anaheim California 92808	
(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, Marsha D. Ivey, a Single Woman , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Doug Ray Dyer joined by his wife, Shana Stacy Dyer , 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 No. 35 on the Plan of Chesney Glen, Section 1B, as of record in Plat Book 9700, Page 289, 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 Marsha D. Ivey, a Single Woman by deed from Beazer Home Corporation d/b/a Phillips Builders of record in Deed Book 11387, page 252, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Deed Book 10278, page 279, Deed Book 10449, Page 215, Deed Book 10449, Page 217, Deed Book 10469, Page 929, Deed Book 10528, Page 73, Deed Book 10640, Page 944, Deed Book 11317, Page 674 Register's Office for said County.

unimproved ☐

This is improved ☒ property, known as 3502 Glen Falls Dr., 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/our hand(s) this 28th day of January, 2002.

Marsha D. Ivey

STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Marsha D. Ivey, a Single Woman the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 1/22/2002

My Commission Expires:_____

Notary Public

File Number2112382
RETURN TO:
Cumberland Title of Hendersonville
d/b/a Services Management Co. of Tennessee
181 East Main Street, Suite 3
Hendersonville, TN 37075

CHRISTINE R. ROLLER
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

MY COMMISSION EXPIRES: 8/12/03