WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $91,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JANUARY, 2002.

Notary Public

MY COMMISSION EXPIRES: ~~July 20, 2002~~ 9-28-07

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 28, 2002

Davidson County DEEDWARR
Recvd: 02/04/02 13:31 2pgs
Fees:13.00 Taxes:338.55

20020204-0015167

THIS INSTRUMENT WAS PREPARED BY
Title Connection, Inc.
761 Old Hickory Blvd. Suite #201
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
April R. Vance	Columbia National, Inc.	147-08-0-5
(NAME)	(NAME)	
4833 Hopedale Drive	P.O. Box 3050	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211	Columbia, MD 21045-6050	
(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, I, **Joy M. Orahood, a single person**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **April R. Vance, a single 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 No. 23, as shown by plat of record in Plat Book 2331, page 42, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Joy M. Orahood by deed appearing of record in Book 10901, page 106, Register's Office for Davidson County, Tennessee.

Subject to all matters as set forth per Plat Book 2331, Page 42, Register's Office of said County.
Restrictive Covenants of record in Deed Book 2401, page 391, and in Book 2440, page 199, Register's Office for said County.

unimproved ☐

This is improved ☒ property, known as 4833 Hopedale Drive, Nashville, TN 37211

(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 30th day of January, 2002.

Joy M. Orahood

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared Joy M. Orahood, with whom I am personally acquainted and who, under oath, acknowledges that she executed the foregoing instrument for the purposes therein contained and did so as her free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL on this the 30th day of January, 2002.

NOTARY PUBLIC

My Commission Expires: 7-20-03

File Number: 12112114

RETURN TO:

Title Connection , Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, Tennessee 37027