WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $91,523.90

Michael Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JANUARY, 2002.

Notary Public

MY COMMISSION EXPIRES: 1/2

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 02/07/02 10:32 2pgs
Fees:13.00 Taxes:338.64

20020207-0016955

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 231 South Royal Oaks Blvd., Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael Johnson	IndyMac Bank, F.S.B.	12 040 00700
(NAME)	(NAME)	
327 Wimpole Drive	155 North Lake Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Pasadena, CA 91101	
(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, **HOMER J. ADAMS AND WILMA B. ADAMS,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MICHAEL JOHNSON AND WIFE, SARAH JOHNSON,** 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, in the 2nd Civil District of said County more particularly described as:

Being Lot No. 29 on the Plan of Glencliff Estates, together with that portion of the unnamed street being 30 feet in width, of record in Book 1835, page 9, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Homer J. Adams and wife, Wilma B. Adams by Deed from Elizabeth B. Lesemann, unmarried, of record in Book 11567, page 485, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2002, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 1835, page 9; and Easement of record in Book 8250, page 634, all of record in the Register's Office for to Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 327 Wimpole 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 our hands this 23rd day of January, 2002.

Homer J. Adams by Nellie Lowell as attorney in fact

Wilma B. Adams by Nellie Lowell as attorney in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared DeDe Lovell with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that DeDe Lovell as such Power of Attorney for Homer J. Adams, executed the foregoing instrument for the purposes therein contained, by signing the name of DeDe Lovell as Power of Attorney for Homer J. Adams.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of January, 2002.

Notary Public

My Commission Expires: 12-19-05

WILLIAM S. CARMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared DeDe Lovell with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that DeDe Lovell as such Power of Attorney for Wilma B. Adams, executed the foregoing instrument for the purposes therein contained, by signing the name of DeDe Lovell as Power of Attorney for Wilma B. Adams.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of January, 2002.

Notary Public

My Commission Expires: 12-19-05

WILLIAM S. CARMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.