WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $141,500.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF FEBRUARY, 2002.

_____
Notary Public

MY COMMISSION EXPIRES: 3/23/02
(AFFIX SEAL)

TRACT 1 ARC WILSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 02/26/02 10:49 2pgs
Fees:13.00 Taxes:523.55
20020226-0024205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alan K. Shacklett	Wells Fargo Home Mortgage, Inc.	Map 073
(NAME) 2417 Ridgeland Drive	(NAME) 7495 New Horizon Way	Group 12-0
(ADDRESS) Nashville, TN 37214	(ADDRESS) Frederick Maryland 21703	Parcel 033
(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,
Barbara W. Earl and Husband, Clifford Earl, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Alan K. Shacklett ,a single man, 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. 231, on the Plan of Sunset View, Section II, of record in Book 2663, page 52, of the Register's Office for said County, to which plan reference is hereby made for a more complete and detailed description of said lot

Being the same property conveyed to Barbara W. Earl and Husband, Clifford Earl by deed from Eugene V Aldridge, Jr and Cleo W. Aldridge, husband and wife of record in Deed Book 7393, page 386, Register's Office for said County.

Restrictive Covenants of record in Deed Book 384, Page 19, Register's Office of said County.

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

unimproved ☐

This is improved ☒ property, known as 2417 Ridgeland Drive, Nashville, TN 37214
(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 22nd day of February, 2002.

Barbara W. Earl

Barbara W. Earl

Clifford Earl

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 Barbara W. Earl and Husband, Clifford Earl the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 2/22/2002

My Commission Expires: 3/23/02

Notary Public

TRACEY TRUMPHOUR
NOTARY PUBLIC
WILSON COUNTY, TENN.

File Number2202126
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122