Davidson County DEEDWARR
Recvd: 03/07/02 15:34 2pgs
Fees:13.00 Taxes:573.13

20020307-0029060

State of Tennessee
County of Williamson
The actual consideration or value whichever is greater is $154,900.00.

Subsribed and sworn before me this the 26th day of February, 2002.

Affiant

Notary Public

CHERYL LASHLEE NOTARY PUBLIC AT LARGE (Affix Seal) WILLIAMSON COUNTY, TN

MY COMMISSION EXPIRES JAN. 29, 2005

# WARRANTY DEED

This instrument prepared by:

**SOUTHEAST TITLE of Tennessee, Inc.** Y023687

**7000 Executive Center Drive, Suite 100, Brentwood, Tennessee 37027**

Address of new owner:
Shefqet Krasniqi and wife, Xheva Krasniqi
2321 Broadview Dr.
Nashville, TN 37217

Send tax bills to:
TRANSLAND FINANCIAL SERVICES,
2701 Maitland Center Pkwy. Ste 300
Maitland, FL 32751-7294

Map 149-3 -B Parcel 19 CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

**Continental Development and Construction Inc.**

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

**Shefqet Krasniqi and wife, Xheva Krasniqi and Beka Krasniqi and wife, Remzije Krasniqi and Izet Karsniqi**

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 19 on the Plan of Phase One, Kendall Park, of record in Instrument No. 200007280074429, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the property conveyed to Continental Development and Construction, Inc. a Tennessee corporation of record as Instrument Number 20001208-012107, Register's Office for said County.

THIS IS IMPROVED PROPERTY KNOWN AS 2321 Broadview Dr., Nashville, TN 37217

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

Subsribed and sworn before me this the 26th day of February, 2002.

Continental Development and Construction Inc.

BY:
BRENT A. CAMPBELL
SETTLEMENT OFFICER

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

**Personally appeared before me, the undersigned, a Notary Public in and for said State and County aforesaid, Brent A. Campbell, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the Settlement Officer, 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, this** 26th **day of** February, **2002.**

**My commission expires:**

_____

Cheryl Lashlee
**Notary Public**

CHERYL LASHLEE
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN
MY COMMISSION EXPIRES JAN. 20, 2003