Davidson County DEEDWARR
Recvd: 03/08/02 15:04 2pgs
Fees:13.00 Taxes:388.50

20020308-0029622

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$105,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE MARCH 4, 2002.

Notary Public

MY COMMISSION EXPIRES: April 1, 2002

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Wilson County, Inc., 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frederick Layne Brown	Bank of the South	Map 86-08, Parcel 23Field Book # 4D 00019
1448 Autumn Knoll	66 East Hill Street	
Hermitage, Tennessee 37076	Mt. Juliet, Tennessee 37122	
(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, **THERESA L. FLATT WEBER AND HUSBAND, GLENN L. WEBER**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **FREDERICK LAYNE BROWN, A SINGLE MALE** , 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. 128 on the Plan of Jackson's Retreat, Phase III, of record in Book 5200, Pages 517 and 518, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Theresa L. Flatt by deed from Don Walker of record in Book 10429, Page 915, said Register's Office. The said Theresa L. Flatt having since married and Glenn L. Weber joins in execution of this document to convey any and all marital interest he may have.

This is the same description as in previous deed of record.
Subject to Declaration of Covenants, Conditions and Restrictions of record in Book 5741, Page 360, By-Laws of record in Book 5745, Page 294, Charter of record in Book 5745, Page 283, Restrictive Covenants of record in Book 6056, Page 672, said Register's Office.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 1448 Autumn Knoll, 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 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 March 4, 2002.

Theresa L. Flatt Weber

Glenn L. Weber

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Louise N. Tynes, a Notary Public in and for said County and State, the within named Theresa L. Flatt Weber, and Glenn L. Weber, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this March 4, 2002

Commission expires: April 1, 2002

Louise N. Tynes Notary Public

LOUISE N. TYNES NOTARY PUBLIC LARGE WILSON CO. TENN.