# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/12/02 08:17 2pgs
Fees:13.00 Taxes:185.00

20020312-0030477

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00

Tanya Crum
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF MARCH, 2002.

Notary Public

MY COMMISSION EXPIRES: 12-19-05

(AFFIX SEAL)

**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 |
|---|---|---|
| Martin Crum | Homecomings Financial Network, Inc. | 071-040-098.00 |
| (NAME) | (NAME) | |
| 2526 Flamingo Dr | 6525 Morrison Boulevard | |
| (ADDRESS) | (ADDRESS) | |
| Nashville TN 37207 | Charlotte, NC 28211 | |
| (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, **Raymond G. Davis and wife, Kim Davis**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Martin Crum and wife, Tanya Crum**, 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 391 on the plan of Joywood Heights, Section II-A of record in Plat Book 1424, page 20, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Raymond G. Davis and wife, Kim Davis by Deed from the Secretary of Veterans Affairs of record in Book 10372, page 693, 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; and all matters appearing on the Plan of record in Plat Book 1424, page 20; all of record in the Register's Office for Davidson County, Tennessee.**

unimproved ☐

This is improved ☒ property, known as 2526 Flamingo Drive, Nashville, TN 37207

(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 5th day of March, 2002.

Raymond G. Davis by Kim R. Davis his attorney in fact

Raymond G. Davis

Kim Davis

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Kim Davis, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of March, 2002.

Notary Public

My Commission Expires: 12-19-05

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the said and county aforesaid, personally appeared Kim Davis, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon her oath acknowledged to be the Attorney–in-Fact for Raymond G. Davis, the within named bargainor, and that she as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Raymond G. Davis, the within named bargainor by the said Kim Davis as such Attorney-in-Fact.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of March, 2002.

Notary Public

My Commission Expires: 12-19-05

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.