WARRANTY DEED

This deed is re-recorded to correct the derivation clause.

VIRGINIA L. BOYD NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $92,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF FEBRUARY, 2002.

Notary Public

MY COMMISSION EXPIRES: 11-16-2005
(AFFIX SEAL)

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

Davidson County DEEDWARR
Recvd: 03/18/02 11:12 2pgs
Fees:12.00 Taxes:0.00
20020318-0033436

Davidson County DEEDWARR
Recvd: 03/05/02 08:15 2pgs
Fees:13.00 Taxes:340.40
[redacted]
20020305-0027190

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry D. Massey	Terry D. Massey	Map 075
(NAME) 4787 Trenton Drive	(NAME) 4787 Trenton Dr	Group 04-0
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Hermitage, TN 37076	Parcel 228
(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,
Janice M. Homeyer ,widowed, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Terry D. **Massey and Wife, Vickie L. Massey**, 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. 551 on the Plan of TULIP GROVE, Section NINE, as of record in Plat Book 4675, Page 135, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to E E Davis by deed from Juanita McCauley and husband Luther McCauley of record in Deed Book 9315, page 564, Register's Office for said County.

The said E E Davis having since died leaving Janice M. Homeyer as the devisee under the will of Eugene E. Davis of record in Will Book A-23, page 6, Register's Office for Wilson County, Tennessee.
Restrictive Covenants of record in Deed Book 4675, page 135; Book 4846, page 924, Register's Office of said County.
For the purposes of this instrument E.E. Davis and Eugene E. Davis are one and the same.

SEWER Easement as shown of record in Deed Book 4675, Page 135, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 4778-A&B Trenton Drive, 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 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 21st day of February, 2002.

Janice M. Homeyer

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 Janice M. Homeyer ,widowed the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 2/21/2002

My Commission Expires: 3/23/02

Notary Public

WILSON COUNTY, TENN. TRACEY PAULINE HOUR

File Number2202017
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122