WARRANTY DEED

BOX 50-B

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,750,000.00

Joy Mercy Harrell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ___ DAY OF APRIL, 2002.

Notary Public

MY COMMISSION EXPIRES: 5-17-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Law Offices of Robert L. Scruggs, 111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel F. Harrell	Chase Manhattan Mortgage Corp.	Map 146-02-
(NAME)	(NAME)	
4901 Tyne Valley Boulevard	700 Kansas Lane	Parcel 21
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Monroe, LA 71201	
(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, **Charles W. Bernard and wife, Karen M. Bernard**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Daniel F. Harrell and wife, Joy Mercy Harrell**, 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. 51 on the Plan of Treemont, of record in Book 6240, pages 895-897, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Charles W. Bernard and wife, Karen M. Bernard by deed from Rita S. Chambers of record in Book 10555, page 959, Register's Office for Davidson County, TN.

This conveyance is made subject to all conditions and easements; (a) 2002 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 6250, page 895, said Register's Office; (c) Restrictive covenants contained in Book 6833, page 594, Book 6833, page 601 and Book 8259, page 498, said Register's Office; (d) By-Laws of record in Book 6833, page 620, said Register's Office; and (e) Charter of record in Book 6833, page 617 and Book 6840, page 509, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 4901 Tyne Valley Boulevard, Nashville, TN 37220
(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 18th day of April, 2002.

Charles W. Bernard

Karen M. Bernard

Davidson County DEEDWARR
Recvd: 04/23/02 15:26 2pgs
Fees:13.00 Taxes:10175.00

20020423-0050206

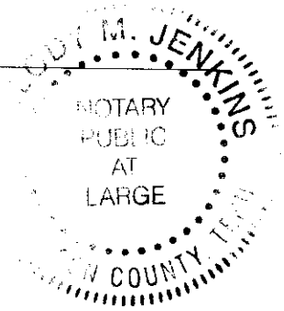
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before, the undersigned, a Notary Public, in and for said County and State, the within named, Charles W. Bernard and wife, Karen M. Bernard with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained

Witness my hand and official seal at Brentwood, Tennessee this 18th day of April, 2002.

Commission expires: _____



Melody M. Jenkins — Notary Public

Prepared By:
Law Offices of Robert L. Scruggs
111 Westwood Place
Suite 304
Brentwood, TN 37027

My Commission Expires SEPT. 28, 2002