Dav. Co. File Box 14-A

WARRANTY DEED



jtc file no. 15059-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF APRIL, 2002.

Deborah H. Berrie
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Connection, Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 04/29/02 08:31 2pgs
Fees:13.00 Taxes:436.23

20020429-0051919

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jorge Mario Giron	Southeastern Mortgage of Tennessee	175-8-33
(NAME)	(NAME)	
3929 Rock Creek Drive	115 29th Avenue South	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Nashville, TN 37212	
(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, **Yushaunda Adams Clark and husband Willard Clark,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jorge Mario Giron, a married person,** 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 No. 36 on the Plan of Hickory Woods, Section A, of record in Plat Book 6900, page 511, corrected in Book 7582, page 167 and in Book 9997, page 844, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Yushaunda Adams, an unmarried person, by Warranty Deed from Holigan Family Investments, Inc., a Texas Corporation dated March 7, 1997 and recorded in Book 10381, page 342, Register's Office for Davidson County, Tennessee.

The within named Yushaunda Adams is now married and known as Yushaunda Adams Clark.

Willard Clark, Spouse of the within named Yushaunda Adams Clark, joins in this conveyance for the sole purpose of conveying any and all right in title he may have to subject property, especially his marital rights, if any.

unimproved ☐

This is improved ☒ property, known as 3929 Rock Creek Drive, Antioch, TN 37013
(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 25th day of April, 2002.

Willard Clark

Yushaunda Adams Clark

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared Yushaunda Adams Clark and husband Willard Clark, with whom I am personally acquainted or whose identity was proved to me on the basis of satisfactory evidence, and who, under oath, acknowledge that they executed the foregoing instrument for the purposes therein contained and did so as their free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL On this the 24th day of April, 2002.

Katherine Goodson
NOTARY PUBLIC

My Commission Expires: 5-28-03



File Number: 12204040
RETURN TO:
Title Connection , Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, Tennessee 37027