Return to:
CUMBERLAND TITLE CO.
216 Centerview Dr. Ste. 139
Brentwood, TN 37027

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/05/02 09:33 2pgs
Fees:13.00 Taxes:486.20

20020605-0067912

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,000.00

Rebekah Brumbaugh
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF MAY, 2002.

NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENN.

Judy Harrison
Notary Public

MY COMMISSION EXPIRES: My Commission Expires October 25, 2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebekah Brumbaugh	Greenpoint Mortgage Funding, Inc.	104-02-0-M-209
(NAME) 209 Burns Ave.	(NAME) 5032 Parkway Plaza Boulevard	
(ADDRESS) Nashville, TN 37203	(ADDRESS) Charlotte North Carolina 28217	
(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, Dannie Epstein and wife, Janet B. Epstein , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rebekah Brumbaugh, a Single Woman , 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 Unit No. 209, together with the appurtanant interest in the common elements of Burns Station Condominiums, a horizontal property regime established by Master Deed and By-Laws, of record in Book 7292, page 607, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Dannie Epstein and wife, Janet B.Epstein by deed from D. Brett Holladay of record in Deed Book 11571, page 858, 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 209 Burns Ave., Nashville, TN 37203

(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 31st day of May, 2002.

Dannie Epstein

Janet B. Epstein by Dannie Epstein Attorney-in-Fact

STATE OF Tennessee
COUNTY OF Williamson

On this the 31st day of May, 2002, before me personally appeared Dannie Epstein, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Janet B. Epstein, and who acknowledged that Janet B. Epstein executed the same as the free act and deed of the said Janet B. Epstein by virtue of that Power of Attorney, duly executed by the said Janet B. Epstein and appearing of record in Book *, page _____, of Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Cumberland Title, Brentwood, this 31st day of May, 2002

My Commission Expires:

Notary Public

JUDY HARRISON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires October 25, 2003

STATE of Tennessee
COUNTY of Williamson

*20020605-0067911

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Dannie Epstein the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 31st day of May, 2002

My Commission Expires:

JUDY HARRISON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires October 25, 2003

Notary Public

File Number2205153
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