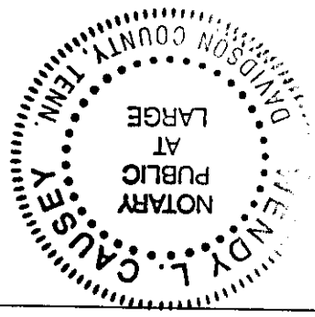
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF JUNE, 2002.

Notary Public

MY COMMISSION EXPIRES: May 28, ~~2006~~ 2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lemuel Hollis Bratcher	Franklin American Mortgage Company	150-4-78
(NAME)	(NAME)	
4009 Lancashire	501 Corporate Centre Drive	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Franklin, TN 37067	
(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, Eunice Kathlyn Chatfield, F.K.A. EUNICE D. CHATFIELD, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lemuel Hollis Bratcher and wife, Juanita A. Bratcher, 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. 581 on the Plan of Kensington of Priest Lake, Section Two, of record in Plat Book 6250, Page 592, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Kenneth A. Chatfield and wife, Eunice D. Chatfield, by deed of record in Book 6806, Page 989, Register's Office for Davidson County, Tennessee. Kenneth A. Chatfield having since died. Eunice D. Chatfield and Eunice Kathlyn Chatfield being one and the same.

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

This instrument is executed on behalf of Eunice Kathlyn Chatfield by William Van Chatfield as her Attorney In Fact pursuant to recorded Power of Attorney of record in Book _____, Page _____, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 4009 Lancashire, 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.

Davidson County DEEDWARR
Recvd: 06/07/02 10:01 2pgs
Fees:13.00 Taxes:582.75
20020607-0069474

Witness my/our hand(s) this 3rd day of June, 2002.

Eunice Kathlyn Chatfield by

Eunice Kathlyn Chatfield

Her Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 3rd day of June, 2002, before me personally appeared William Van Chatfield, the person who executed the foregoing instrument on behalf of Eunice Kathlyn Chatfield and who acknowledged that he executed the same as the free act and deed of the said Eunice Kathlyn Chatfield, through Power of Attorney granted he by the said Eunice Kathlyn Chatfield.

Witness my hand and official seal at Nashville, Tennessee this 3rd day of June, 2002.

Commission expires: May 28, 2006

Notary Public

With the United States Armed Forces
At Vandenberg Air Force Base, CA 93437

I, Yvonne A. Prince, the undersigned officer, do herby certify that the foregoing Instrument was subscribed and sworn to Before me this 4 day of June 2002

YUVONNE A. PRINCE, TSgt, USAF
Military Notary 10 U.S.C. 1044a