Box 1

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$108,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **25TH DAY OF JUNE, 2002.**

Notary Public

MY COMMISSION EXPIRES: January 29, 2005.
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 06/26/02 11:01 2pgs
Fees:13.00 Taxes:399.60
20020626-0076756

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M. Jill Copeland	**First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans**	**Map 103-14-A, Parcel 28 CO**
(NAME) **4500 Post Road, C-28**	(NAME) **P.O. Box 146**	
(ADDRESS) **Nashville, TN 37205**	(ADDRESS) **Memphis, TN 38101**	
(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, **Kathryn G. Hobbs, and husband David T. Hobbs**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **M. Jill Copeland, a unmarried woman and Bonnie L. Shelley, a unmarried 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. C-28 on the plan of The Hillwood of record in Plat Book 5200, Page 43, Register's Office for said County, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of the Hillwood, a horizontal property regime established by Master Deed and By-Laws of record in Book 5280, Page 464, amended in Book 5281, Page 357, Book 6553, Page 108, Book 6612, Page 15, Book 7702, Page 606 and Book 7822, Page 263, said Register's Office.

Being the same property conveyed to Kathryn G. Hobbs and husband, David T. Hobbs by deed of record in Book 11488, Page 846, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Kathryn G. Hobbs ~~and David T. Hobbs~~ by Ray Pruett as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument 20020626-0076755 in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **4500 Post Road, C-28, Nashville, TN 37205**
(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 June, 2002.

Kathryn G. Hobbs

David T. Hobbs

State of TENNESSEE
County of DAVIDSON

On this **25TH** day of **JUNE, 2002** before me personally appeared **RAY PRUETT**, the person who executed the foregoing instrument on behalf of **KATHRYN G. HOBBS ~~AND DAVID T. HOBBS~~**; and acknowledged that SHE executed the same as the free act and deed of the said KATHRYN G. HOBBS ~~AND DAVID T. HOBBS~~, through Power of Attorney granted HER.

Notary Public

Commission Expires:
1-29-05

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 **DAVID T. HOBBS** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ANTIOCH, Tennessee, this 25TH day of JUNE, 2002.

Notary Public

Commission expires:
1-29-05