WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $151,000.00

Craig E Bingham
Affiant

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

Deborah K. Devine
Notary Public

MY COMMISSION EXPIRES: November 27, 2004.

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE — DEBORAH K. DEVINE — DAVIDSON COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 07/09/02 12:43 2pgs
Fees:13.00 Taxes:558.70

20020709-0082393

Return To: #307

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Craig E. Bingham	First Horizon Home Loan Corporation	150-3-381
(NAME)	(NAME)	
1025 Ainsworth Circle	5775-E Glenridge Drive, Suite 100	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Atlanta, GA 30328	
(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, **William Stewart Barnes Jr., and wife Kathleen P. Barnes**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CRAIG E. BINGHAM, AND WIFE SUZANNE M. BINGHAM**, 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. 435 on the Plan of The Country, Section Nine of record in Plat Book 6900, Page 285 and Page 286, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to William Stewart Barnes, Jr. and Kathleen P. Barnes from John D. Morris and wife, Karen J. Morris by deed of record in Book 7879, Page 219 in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 1025 Ainsworth Circle, 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 June, 2002.

William Stewart Barnes Jr.

Kathleen P. Barnes

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 William Stewart Barnes Jr., and wife Kathleen P. Barnes, 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 Nashville, Tennessee this 25th day of June, 2002.

Commission expires: November 27, 2005

DEBORAH K. DEVINE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Deborah K. Devine Notary Public