This instrument prepared by:
Jon R. Turner
Jon R. Turner & Associates, LLC
2700 E. Sunset Road, Suite #8
Las Vegas, NV 89120
PH: 702-938-8900

Davidson County DEEDWARR
Recvd: 07/12/02 09:09 3pgs
Fees:17.00 Taxes:0.00
20020712-0083900

WARRANTY DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Mitchell Soard
5517 Meadowcrest Lane
Nashville, TN 37209

MAIL TAX STATEMENT TO:
Mitchell Soard
5517 Meadowcrest Lane
Nashville, TN 37209

MAP PARCEL NUMBERS:

Map/Parcel: 103-6-70

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Mitchell J. Soard, an unmarried man and Tera W. Soard, an unmarried woman, who acquired title as husband and wife has this day bargained and sold, and does hereby transfer and convey unto the said Mitchell J. Soard, an unmarried man, Grantees herein, their successors and assigns, certain real estate in Davidson County, Tennessee as follows:

BEING LOT NO. 5 ON THE PLAN OF RICHLAND MEADOWS, SECTION ONE, OF RECORD IN BOOK 2083, PAGE 40, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Mitchell J. Soard, and wife Tera W. Soard by Deed from Gregory L. Haley and wife Karen L. Haley of record in Book 9318, Page 672, said Register's Office.

This is unimproved ( ) property known as 5517 Meadowcrest Lane, Nashville, Tennessee 37209

Improved (XX)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

Whenever 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 our hand this 20 day of JUNE, 2002, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Mitchell J. Soard

Mitchell J. Soard

Tera W. Soard

Tera W. Soard

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) ss

Personally appeared before me, Madonna K King ~~TERA W. SOARD~~, a Notary Public in and for said County and State, **Mitchell J. Soard** and **Tera W. Soard** the within named bargainor, individual(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.

Given under my hand and official seal of office at _____ this 20 day of JUNE, A.D., 2002.

NOTARY STAMP/SEAL

Madonna K King
NOTARY PUBLIC
Notary Commission Expires: 5.10.2004

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 10.00

Subscribed and sworn to before me this the 2 day of JULY, 2002

(Affix Seal)

Christina L. Pale
Affiant CHRISTINA L. PALE

Jennifer M. Durkos
Notary Public
My Commission Expires: 4/24/2006

Notarial Seal
Jennifer M. Durkos, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Apr. 24, 2006
Member, Pennsylvania Association Of Notaries

All-Purpose Acknowledgment

State of: Tennessee

County of: Davidson

On 06/28/02 before me Ann Stathis Donnell
Name and Title (e.g. Jane Doe, Notary Public

personally appeared Mitchell J. Soard
Name(s) of Signer(s)

☐ personally known to me – OR - ☑ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Ann Stathis Donnell
Signature of Notary Public

My Commission Expires
01/29/05

ANN STATHIS DONNELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN