Box 1

WARRANTY DEED

NOTARY PUBLIC AT LARGE ... ORD CO., TENN.
My Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $138,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF JULY, 2002.

Notary Public

MY COMMISSION EXPIRES: 1-25-2006
(AFFIX SEAL)

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
Elaine A. Mazzini	**Decision One Mortgage Company, LLC**	**083-10-0-279.00**
(NAME)	(NAME)	
1810 Lakehurst Drive	**One South Executive Park, Suite 900, 6060 J.A. Jones Drive**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	**Charlotte, NC 28287**	
(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, Richard F. Elliott and wife Doris W. Elliott, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elaine A. Mazzini, 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 part of a 10.25 acre tract shown on the Map of Richardson Place, as of record in Book 547, page 135, Register's Office for said County, and described as follows: Beginning at the southeast intersection of North 19th Street and Lakehurst Drive; thence with the margin of North 19th Street, southerly 103 feet to a point; thence westerly 130 feet to a point; thence northerly 103 feet to the south margin of Lakehurst Drive; thence with the margin of the same, easterly 130 feet to the beginning.

Being the same property conveyed to Richard F. Elliott and wife Doris W. Elliott by deed of record in Book 3464, Page 129, Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as **1810 Lakehurst Drive, Nashville, TN 37206**
(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: 07/16/02 10:12 2pgs
Fees:13.00 Taxes:513.93

20020716-0085268

Witness **my/our hand(s)** this **11th day of July, 2002**.

Richard F. Elliott

Richard F. Elliott

Doris W. Elliott

Doris W. Elliott

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 Richard F. Elliott and wife, Doris W. Elliott the bargainor(s), 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 Antioch, Tennessee, this 11th day of July, 2002.

Commission expires: 1-25-2006

Angela M. Lake

Notary Public

