WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/02/02 10:46 2pgs
Fees:13.00 Taxes:601.25
20020802-0092768

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $162,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF JULY, 2002.

Notary Public

MY COMMISSION EXPIRES: 1-23-06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David C. Latiolais	CU Member Mortgage, a Division of Colonial Savings	Map 53-04
(NAME) 2123 Lakeshore Drive	(NAME) Post Office Box 2988 Dept 054	Group A
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Fort Worth Tennessee 76113	Parcel 11.00
(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,

Donald A Henry and Rose E. Trapp ,both unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

David C. Latiolais and Cynthia P. Latiolais ,husband and wife, , 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:

Being UNIT No. 2123 on the Plan of PHASE ONE, LAKESHORE POINTE CONDOMINIUMS, as of record in Plat Book 9700, Page 704, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Donald A Henry and Rose E. Trapp ,both unmarried by deed from Lucca Properties of record in Instrument Number 20010910-0097765, corrected by Instrument Number 20011010-0110269 Register's Office for said County.

Charter of Homeowner's Association as shown of record in Book 11053, Page 747, Register's Office for said County.

Easement as shown of record in Deed Book 924, Page 121, Register's Office for said County.

MASTER DEED of record in Deed Book 11053, page 748, Register's Office for said County.

Plat sets out By-Laws as shown of record in Deed Book 11053, Page 715, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 2123 Lakeshore Drive, Old Hickory, TN 37138

(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 26th day of July, 2002.

Donald A Henry

Rose E. Trapp BY Donald Albery ATTY IN FACT

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 Donald A Henry the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 7/26/2002

My Commission Expires: 1-23-06

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this the 7/26/2002, before me personally appeared Donald A Henry, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Rose E Trapp, and who acknowledged that he/she executed the same as the free act and deed of the said Rose E Trapp by virtue of that Power of Attorney, duly executed by the said Rose E Trapp and appearing of record in Instrument Number _____, of Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Cumberland Title, Hermitage, this 26th day of July, 2002

My Commission Expires: 1-23-06

Notary Public

TRACEY TRUMPHOUR NOTARY PUBLIC TENNESSEE WILSON COUNTY

File Number2207090

RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

TRACEY TRUMPHOUR NOTARY PUBLIC TENNESSEE WILSON COUNTY