Box 1

WARRANTY DEED

ANGELA M. LAKE NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN. My Commission Expires

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

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$94,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **19TH DAY OF AUGUST, 2002.**

Notary Public

MY COMMISSION EXPIRES: January 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
Deirdre R. Young	**SunTrust Bank, a Georgia Corporation**	**150-09-0 142.00**
(NAME)	(NAME)	
3156 Kinwood Drive	**201 4th Avenue North**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Nashville, TN 37219**	
(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, **Brickael L. Sparks**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Deirdre R. Young**, 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. 19A on the Plan of Cherry Hills Subdivision, Section 12 Zone Lot Division of Lot 19 of record in Plat Book 8250, Page 711, Register's Office for said County, to which reference is made for a more complete description.

This instrument is executed on behalf of Brickael L. Sparks by Paul Russell as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument 20020822-0101590, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Brickael L. Sparks by deed of record in Instrument 20000802-0076403, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **3156 Kinwood Drive, 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.

Davidson County DEEDWARR
Recvd: 08/22/02 11:09 2pgs
Fees:13.00 Taxes:347.80
20020822-0101591

Witness **my/our hand(s)** this **19th day of August, 2002**.

Brickael L. Sparks

Brickael L. Sparks

State of Tennessee County of Davidson

On this 19th day of August, 2002 before me personally appeared Paul Russell, the person who executed the foregoing instrument on behalf of Brickael L. Sparks, and acknowledged that he executed the same as the free act and deed of the said Brickael L. Sparks, through Power of Attorney granted Paul Russell, by the said Brickael L. Sparks.

Notary Public

Commission Expires: 1-25-2006

