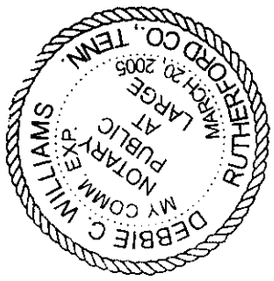
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $217,500.00

x Sharon D Buell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF SEPTEMBER, 2002.

Notary Public

MY COMMISSION EXPIRES: 3-20-05
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 10/09/02 12:51 2pgs
Fees:13.00 Taxes:804.75

20021009-0123524

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
613 Potomac Place, Suite #205
Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip R. Buell	SouthLand Mortgage Company, LLC	Map: 174
(NAME) 770 Preston Road	(NAME) 232 Heritage Park Drive, Suite 106	Group: 00-0
(ADDRESS) Antioch,, TN 37013	(ADDRESS) Murfreesboro Tennessee 37129	Parcel: 50
(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, Mary Lou Gilbert , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phillip R. Buell and Wife, Sharon D. Buell , 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:

Beginning at a point in the center of Preston Road, said point being 277.6 feet northerly from the intersection of the center line of said Preston Road and the center line of Old Franklin Road; thence south 85 degrees 35' east 553.7 feet to an iron pin; thence north 5 degrees 05' east 270 feet to an iron pin; thence north 85 degrees 35' west 557.8 feet to the center of Preston Road; thence with the center line of same south 4 degrees 25' west 227 feet and continuing with the same, southerly 43 feet to the beginning.

Being the same property conveyed to Clayton Gilbert and Wife, Mary Lou Gilbert by deed from James W. Hall and wife, Rose Mary Hall of record in Deed Book 4224, page 271, dated 04/01/68 and recorded on 04/02/68, Register's Office for said County. The said Clayton Gilbert is now deceased.

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

unimproved ☐

This is improved ☒ property, known as 770 Preston Road, 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 30th day of September, 2002.

Mary Lou Gilbert

Mary Lou Gilbert

STATE of Tennessee
COUNTY of Rutherford

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Mary Lou Gilbert the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 9/30/2002

My Commission Expires: 3 20 05

Notary Public

DEBBIE C. WILLIAMS NOTARY PUBLIC AT LARGE MARCH 20, 2005 MY COMM. EXP. RUTHERFORD CO., TENN.

File Number2209222
RETURN TO:
Cumberland Title Company
613 Potomac Place, Suite#205
Smyrna, TN 37167