WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/10/02 09:11 2pgs
Fees:13.00 Taxes:751.10

20021010-0124061

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $203,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF OCTOBER, 2002.

Notary Public

MY COMMISSION EXPIRES:

AFFIX SEAL

CARLA R. DILLARD NOTARY PUBLIC AT LARGE HAMILTON COUNTY, TENN.

MY COMMISSION EXPIRES: 02-08-03

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
Timothy K. Reid	Guaranty Trust Company-Murfreesboro	Map 98-13
(NAME) 217 Cadey Cove	(NAME) 640 Broadmor Blvd	Group A
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Murfreesboro Tennessee 37129	Parcel 77
(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,
Victoria Devereaux McKenna, unmarried , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Timothy K. Reid and April J. Reid ,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 Lot No. 77 on the Plan of Phase One, Section Six, New Hope Point, A Planned Unit Development, as shown by plat of record in Plat Book 9700, page 859, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Victoria Devereaux McKenna, by deed from Alan McKenna of record in Instrument Number 200112050133862, Register's Office for said County.

Restrictive Covenants of record in Deed Book 10290, Page 1 and Deed Book 10330, Page 782, Register's Office of said County

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

unimproved ☐

This is improved ☒ property, known as 217 Cadey Cove, Hermitage, TN 37076

(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

VCD

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 4th day of October, 2002.

Victoria Devereaux McKenna

STATE of Tennessee
COUNTY ~~of Davidson~~ Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Victoria Devereaux McKenna, _____ 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 10/4/2002

My Commission Expires:_____

Notary Public

CARLA R. DILLARD
NOTARY PUBLIC AT LARGE
HAMILTON COUNTY, TENN.
MY COMMISSION EXPIRES

File Number2209218
RETURN TO:
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Mt. Juliet, Tennessee 37122