WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.00

Riley A. Boyd
Affiant

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

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

RICHARD MANSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2003

THIS INSTRUMENT WAS PREPARED BY
Bicentennial Title & Escrow, 1319 Fifth Avenue North, Nashville, TN 37208

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Riley A. Boyd	GMAC Mortgage Corporation	52-8-0-A-243
(NAME)	(NAME)	
1108 Seagrove	100 Witmer Road	
(ADDRESS)	(ADDRESS)	
Madison , TN 37115	Horsham, PA 19044	
(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, Marcus Hill and wife, Anita H. Hill, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Riley A. Boyd, unmarried, 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. 67 on the Plan of Heron Walk Section 4 Phase 2 of record in Plat Book 9700, page 687, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Marcus Hill and wife, Anita H. Hill, by deed from Allen Earps, of record in Book 11622, page 525, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 1108 Seagrove, Madison, TN 37115

(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 our hands this 11th day of October, 2002.

Davidson County DEEDWARR
Recvd: 10/16/02 10:13 1pgs
Fees:13.00 Taxes:425.50
20021016-0127052

Marcus Hill

Anita H. Hill

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 Marcus Hill and Anita H. Hill the bargainor 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 Nashville, Tennessee this 11th day of October, 2002.

Commission expires:

Notary Public

RICHARD MANSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2003