Special

Box 13

WARRANTY DEED

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 28, 2006

Box 13

#

4157

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF SEPTEMBER, 2002.

Notary Public

MY COMMISSION EXPIRES: May 28, 2006.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Raymond Roman	Wells Fargo Home Mortgage, Inc.	43-14-148
(NAME)	(NAME)	
2313 Dennywood Drive	100 West Washington	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37214	Phoenix, AZ 85003	
(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, Household Financial Center, Inc., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Raymond Roman married, 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 Lots Nos. 63, 64, and 65, Block A. Yowell Place on Old Hickory Boulevard, a Plat of which is recorded in Plat Book 974, Page 61, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Said Lot No. 63, as shown on said plan, 25 feet on the westerly side of Hillcrest Drive and runs back between parallel lines 177 feet to a dead line, measuring 25 feet thereon. Said Lot No. 64 fronts 25 feet on the westerly side of Hillcrest Drive and runs back between parallel lines 177 feet to a dead line, measuring 25 feet thereon. Said lot No. 65 fronts 37 feet 6 inches on the westerly side of Hillcrest Drive, and runs back 179 feet on the northerly line and 177 feet on the southerly line to a dead line in the rear, measuring 43 feet 6 inches thereon.

Being the same property conveyed to Household Financial Center, Inc., by deed of record in Instrument No. 20020405-0041700, Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as 2313 Dennywood Drive, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

"By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and "WHERE IS" basis." And GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever 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: 10/28/02 11:16 2pgs
Fees:13.00 Taxes:288.60
20021028-0131515

Witness our hands this.

Cecilia Torres

Household Financial Center, Inc.

By: Ashley M. Bean
Asst. Vice President

Attest: Mary Popoff
Asst. Secretary

STATE OF California
COUNTY OF Los Angeles

Before me, the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Ashley M. Bean with whom I am personally acquainted, (~~or proved to me on the basis of satisfactory evidence~~), and who, upon oath, acknowledged ~~himself~~/herself to be the A.V.P of the Household Financial Center a corporation, and that he as such A.V.P executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as A.V.P.

Witness my hand and official seal at Pomona, CA this.

Commission expires: 2/5/05

CECILIA TORRES
Commission # 1293215
Notary Public - California
Los Angeles County
My Comm. Expires Feb 5, 2005

Notary Public