WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/07/02 15:38 1pgs
Fees:13.00 Taxes:488.40

20021107-0137645

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $132,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11-27-04

(AFFIX SEAL)

#357
RETURN TO:

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Karen A. Kinnard	SunTrust Mortgage ~~Mortgage Resources Inc~~	74-8-141
(NAME) 336 Bonnahurst Dr.	(NAME) 901 ~~1001~~ Semmes Avenue ~~404 BNA Drive, Suite 400~~	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Richmond, VA 23224 ~~Nashville, TN 37217~~	
(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, Vivian B. Burnett, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Karen A. Kinnard, 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. 723 on the Plan of Hermitage Hills, Section 7 of record in Plat Book 3300, Page 62, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Vivian B. Burnett, by deed from William R. Burnett of record in Book 5711, Page 46, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 336 Bonnahurst Dr., 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 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 August. 2002.

Vivian B Burnett
Vivian B. Burnett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Vivian B. Burnett with whom I am personally acquainted, or (proved to me on the basis of satisfactory evidence), and who, upon oath, executed ~~the foregoing~~ instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30TH day of August, 2002.

NOTARY PUBLIC
LARGE COMMISSION EXPIRES: 11-27-04

DAVIDSON COUNTY