# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,000.00

Marquita A. Stanton
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 4/16/06
(AFFIX SEAL)

WILLIAMSON COUNTY, TENNESSEE ★ JACK CASE WILSON ★ NOTARY PUBLIC AT LARGE

**THIS INSTRUMENT WAS PREPARED BY**
Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 12/13/02 12:02 2pgs
Fees:13.00 Taxes:355.20
20021213-0153899

B-3193

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Marquita A. Stanton | Bank of America, N.A. | 091-08-0 345.00 |
| (NAME) | (NAME) | |
| 3923 Alamdeda Street | 2059 Northlake Parkway | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, Tennessee 37218 | Tucker, GA 30084 | |
| (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, PT Development, LLC, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marquita A. Stanton, a single person, 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. 6 of Phase 1 of the First Revision of Historic Preston Taylor Homes Subdivision number 2000S-201U-08, of record in Instrument No. 20011120-0127755, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to PT Development, LLC by deed dated January 11, 2002, from Metropolitan Development and Housing Agency, of record in Instrument No. 20020114-0005260, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 3923 Alameda Street, Nashville, TN 37218
(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 hand this 4th day of December, 2002.

PT Development, LLC

By: Micheal W. Calleja
Micheal W. Calleja, Vice President

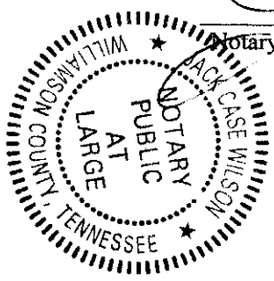
STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Micheal W. Calleja with whom I am personally acquainted and who upon his/her oath (s) acknowledged himself/herself to be the Vice President respectively of the PT Development, LLC the within named bargainor, and corporation, and that he/she as such Vice President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Micheal W. Calleja as such Vice President .

Witness my hand and official seal at office at Brentwood, Tennessee on this the 27th November, 2002.

Notary Public

My Commission Expires: 4/16/06




**RETURN TO:**

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027