Reality Title Co
48A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/16/02 08:02 2pgs
Fees:13.00 Taxes:314.13

20021216-0154162

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $84,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

DEENA L. O'BRIEN NOTARY PUBLIC MY COMM. EXP. 8/30/06 AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Title Connection, Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca M. Pugh	First Horizon Home Loans	075-11-0-167.00
(NAME) Rebecca M Pugh 4311 Baton Rouge	(NAME) PO Box 196164	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Irvine CA 92623	
(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, Nathaniel J. Grochowski , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rebecca Pugh, 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. 89A, on the Plan of Zone Lot Division of Lots 80,81,82,83,84,85,86,87,88,89,90,91,92,93,94,95,96,97,98,99,100,101,103,104,105,106 and 107 Rachel Square, Section Two, as of record in Plat Book 6250, Page 542, amending and revising PB 6250, Page 538 and PB 6050, Page 124, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Nathaniel J. Grochowski, unmarried, by deed from Matthew S. Sloan of record in Book 11168, Page 900, Register's Office for Davidson County, Tennessee, executed 10/22/98, and filed 10/26/98.

unimproved ☒

This is improved ☐ property, known as 4311 Baton Rouge, 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.

Nathaniel J Grochowski by Joseph Womack P.O.A.

STATE OF Tennessee
COUNTY OF Davidson

On this the 4th day of December 2002, before me personally appeared Joesph Womack, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Nathaniel J. Grochowski, and who acknowledged that he executed the same as the free act and deed of the said Nathaniel J. Grochowski by virtue of that Power of Attorney, duly executed by the said Joseph Womack and appearing of record in Book *, page _____, of Register's Office of Davidson County, Tennessee.

* 20021216-0154161

Witness my hand and Official seal this 12/04/02

My Commission Expire: Deena L. O'Brien
Notary Public

DEENA L. O'BRIEN NOTARY PUBLIC MY COMM. EXP. 8/30/06 AT LARGE DAVIDSON COUNTY, TN

File Number: 12211108
RETURN TO:
Title Connection , Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, Tennessee 37027