WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/23/02 08:49 2pgs
Fees:13.00 Taxes:83.25

20021223-0157939

My Commission Expires Jan. 25, 2006

STATE OF TENNESSEE
COUNTY OF WILIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $22,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF DECEMBER, 2002.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

JEFF FARRIS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

Information furnished by the parties. The preparer makes no warranties as to status of title.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jack W. Ricketts	Jack W. Ricketts	149-15-A-79
(NAME) 1514 Latimer Lane	(NAME) Same	149-15-A-80
(ADDRESS) Hendersonville, TN 37075	(ADDRESS)	
(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, Double M Partners , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jack W. Ricketts and Wife, Delores C. Ricketts , 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 Nos. 109 and 110 on the Plan of Cambridge Forest, Section Three, as of record in Plat Book 11700, Page 44, 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 Double M Partners by deed from Houston Ezell Corporation, a Tennessee Corporation f/k/a Land Investment and Development Corporation of record in Deed Book 8915, page 386, Register's Office for said County.

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

unimproved ☒

This is improved ☐ property, known as 2637/2641 Welshcrest Drive, Antioch, TN 37013

(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 17th day of December, 2002.

Double M Partners

By: Doyle R Monday

Attest:

STATE OF Tennessee
COUNTY OF Williamson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Doyle R. Monday with whom I am personally acquainted and who upon oath acknowledged himself to be the member/partner of Double M Partners, the within named bargainer, a ~~corporation~~ partnership, and that, he as such member/partner, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the ~~corporation~~ partnership.

Witness my hand and official seal this the 4th day of December, 2002.

My Commission Expires: _____ Notary Public

JUDY HARRISON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENN.
My Commission Expires
October 25, 2003

File Number2212316
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027