WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,900.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William J. Heath	Wells Fargo Home Mortgage, Inc.	15-180
(NAME)	(NAME)	
2730 Union Hill Road	7485 New Horizon Way	
(ADDRESS)	(ADDRESS)	
Joelton, TN 37080	Frederick, MD 21703	
(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, Steven H. Lochead, a single person, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William J. Heath and wife, Tresa M. Heath, 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. 1 on the Plan of the Raymond E. Proctor Property, as of record in Book 5190, Page 41, Register's Office for said County, described as follows;

Beginning at an iron pin in concrete located in the northerly margin of Union Hill Road, which said iron pin is approximately 3,013 feet from the center line of Wilkinson Road; thence leaving said margin, North 6 degrees 20' 00" East 496.60 feet to a point; thence South 83 degrees 40' 00" East 187.50 feet to a point; thence South 6 degrees 20' 00" West 432.90 feet to an iron pin in concrete located in the northerly margin of said Union Hill Road; thence with said margin, South 67 degrees 26' 00" West 38.00 feet to the beginning of a slight curve having a radius of 856.47 feet; thence with said curve, westwardly 161.00 feet to the beginning.

Being the same property conveyed to Steven H. Lochead by deed from Daniel R. Proctor and Melanie M. Proctor of record in Book 10059, page 853, Register's Office, Davidson County, Tennessee.

The legal description contained herein is the same as in the previous deed of record.

Subject to driveway easement of record in Book 10059, page 850, Register's Office, Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 2730 Union Hill Road, Joelton, TN 37080

(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 30th day of December, 2002.

Steven H. Lochead

Davidson County DEEDWARR
Recvd: 01/03/03 15:25 2pgs
Fees:13.00 Taxes:358.53

20030103-0001453

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steven H. Lochead, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 30th day of December, 2002.

Commission expires:

STEVEN O. WATERS NOTARY PUBLIC AT LARGE My Commission Expires July 24, 2004 DAVIDSON CO., TENNESSEE

Notary Public