Box 1

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$87,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **3RD** DAY OF **FEBRUARY, 2003.**

Notary Public

MY COMMISSION EXPIRES: **January 29, 2005.**
(AFFIX SEAL)

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lisa R. Marsh	**National Bank of Commerce**	**Map 136-10-B, Parcel 64.00 CO**
(NAME)	(NAME)	
3570 Seneca Forest Drive	**115 29th Avenue South**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	**Nashville, TN 37212**	
(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, Deborah L. Fencak n/k/a Deborah F. Kohl, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LISA R. MARSH , UNMARRIED AND DEBORAH A. SIMPSON, MARRIED, 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 Unit 31-A on the plan of A Revision of Lots 21-32, 39 & 40 on the Condominium Site Plan Lots 21-40, Section Five, Priest Lake Forest as of record in Plat Book 6250, Page 49; amended in Book 9773, Page 174, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Deborah L. Fencak, unmarried by deed of record in Book 10000, Page 60, Register's Office for Davidson County, Tennessee.

The said Deborah L. Fencak is now married and known as Deborah F. Kohl.

Deborah F. Kohl is one and the same person as Deborah L. Kohl.

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

unimproved ☐
This is improved ☒ property, known as **3570 Seneca Forest Drive, Nashville, TN 37217**
(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.

Davidson County DEEDWARR
Recvd: 02/05/03 13:49 2pgs
Fees:13.00 Taxes:325.23
20030205-0015981

Witness my/our hand(s) this 3rd day of February, 2003.

Deborah F. Kohl

Deborah F. Kohl

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 **Deborah F. Kohl** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this **3rd** day of **February, 2003.**

Commission expires:
1-29-05

SHARI A. THOMPSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public