WARRANTY DEED

DEBBIE C. WILLIAMS NOTARY AT LARGE RUTHERFORD CTY. TENNESSEE

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $133,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF MARCH, 2003.

Notary Public

MY COMMISSION EXPIRES: 3-20-05

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 03/24/03 15:19 2pgs
Fees:13.00 Taxes:495.43

20030324-0038854

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
613 Potomac Place, Suite #205
Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vilaxay T. Detvongsa	Guaranty Trust Company-Murfreesboro	Map: 150-09
(NAME) 908 Forest Pointe Lane	(NAME) 640 Broadmor Blvd	Group: B
(ADDRESS) Antioch, TN 37013	(ADDRESS) Murfreesboro Tennessee 37129	Parcel: 27.00
(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, George Stallings , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Vilaxay T. Detvongsa, unmarried and Oudone P. Detvongsa, 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:

Being Lot No. 27 on the Plan of First Revision of Forest Pointe Single Family, Phase II, as shown of record in Plat Book 9700, Page 138, 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 George Stallings by deed from Steven E. Chaisson of record in Instrument No. 20030324-0038853, Register's Office for Davidson County, Tennessee.

Subject to all matters as set forth per Plat Book 9700, Page 138, Register's Office of Davidson County, Tennessee.

Restrictive Covenants of record in Deed Book 10412, Page 567 and Deed book 2889, Page 557, Register's Office of said County

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

unimproved ☐

This is improved ☒ property, known as 908 Forest Pointe Lane, 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 my/our hand(s) this 14th day of March, 2003.

George Stallings

STATE of Tennessee
COUNTY of Rutherford

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named George Stallings the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 3/14/2003

My Commission Expires: 3-2005

Notary Public

DEBBIE C. WI... NOTARY PUBLIC RUTHERFORD CTY. TENNESSEE

File Number2301544
RETURN TO:
Cumberland Title Company
613 Potomac Place, Suite#205
Smyrna, TN 37167