WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/15/03 16:10 2pgs
Fees:13.00 Taxes:892.31

20030415-0050425

MIGNON SMELSER NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE My Commission Expires Nov. 27, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $241,666.00

Renea D English
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF MARCH, 2003.

Notary Public

MY COMMISSION EXPIRES: 11/27/04

(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
Renea O. English	Countrywide Home Loans, Inc.	172-10-0-B-025.00 CO
(NAME) 6733 Christiansted Lane	(NAME) Berry Hill Square	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Nashville, TN 37204-3612	
(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, Southeastern Building Corporation, a Tennessee corporation, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Renea O. English, a married person, 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. 25 on the Plan of Christiansted Valley, Phase 2, Revision 1, of record in Instrument # 200102090012854, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Southeastern Building Corporation by deed from Renea Osborn English (formerly known as Renea Dennis, and husband, Charles English, of record in Instrument# 20021011-0124928, Register's Office, Davidson County, Tennessee.

Declaration of Covenants, Conditions and Restrictions of record in Instrument #199912210305559 and 200007280074515, and Articles of Amendment of record in Instrument # 200003160026959said Register's Office.

Charter of record in Instrument #199912210305561, said Register's Office.

Subject to a storm water detention agreement easement of record in Book 11628, Page 8, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 6733 Christiansted Lane, Nashville, TN 37211

(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 28th day of March, 2003.

Southeastern Building Corporation

By:
David J. Lucker, President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared David J. Luckey with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of the Southeastern Building Corporation the within named bargainor, and corporation, and that he as such President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said David J. Luckey as such President.

Witness my hand and official seal at Brentwood, Tennessee this 28th day of March, 2003.

Commission expires:

11/27/04

Notary Public

