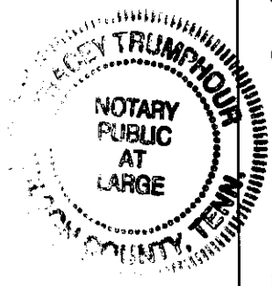
WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/09/03 11:34 2pgs
Fees:13.00 Taxes:344.47
20030509-0062585



STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF ~~APRIL, 2003~~.

Notary Public

MY COMMISSION EXPIRES: 1-23-06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathan Garris	National Bank of Commerce	Map 86, 11-O-A, 57
(NAME) 137 Hermitage Woods Drive	(NAME) 115 29th Avenue South	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Nashville Tennessee 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, Bill Anderson Enterprises, Inc. N/K/A Terrace Way Industries, Inc. , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nathan Garris, an Unmarried Man and John L. Garris and Janie O. GarrisHusband and Wife , 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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 6, Building 2, together with the garage, designated 2-6-G on the plan of Revised Phase 2 and 2-A, Hermitage Woods Condominium Apartments, of record in Book 4860, pages 62, 63, and 64, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Bill Anderson Enterprises, Inc. by deed from John T. Benson IV and wife, Synthia Jo Benson of record in Deed Book 5877, page 869, Register's Office for said County.

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

Plat sets out said property is subject to HOA.

MASTER DEED as shown of record in Deed Book 4743, Page 258; Book 4980, page 378; Book 5091, page 39; Book 5122, page 878; Book 5165, page 781; Book 5172, page 77; Book 5546, page 493, Register's Office for said County.

Plat sets out By-Laws as shown of record in Deed Book 4743, Page 258, Register's Office for said County.

unimproved ☐

This is improved ☒ property, known as 137 Hermitage Woods Drive, Hermitage, TN 37076

(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 25th day of April, 2003.

Bill Anderson Enterprises, Inc. N/K/A Terrace Way Industries, Inc.

By: James W. Anderson III Pres.

Attest:

STATE OF Tennessee
COUNTY OF Wilson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared ~~Bill~~ James W. Anderson III with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of Bill Anderson Enterprises, Inc. N/K/A Terrace Way Industries, Inc. the within named bargainer, a corporation, and that, ~~Bill~~ James W. Anderson III as such President, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by ~~Bill~~ James W. Anderson III as such President

Witness my hand and official seal this 4/25/2003

My Commission Expires: 1-23-06

Notary Public

TRACEY TRUMBLOUR NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

File Number2304174
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122