WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/29/03 11:14 2pgs
Fees:13.00 Taxes:473.23

20030529-0072470

NOTARY PUBLIC AT LARGE

My Commission Expires May 8, 2004

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,900.00

David Love
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF MAY, 2003.

Megan Hess
Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title of Hendersonville
d/b/a Services Management Co. of Tennessee
181 East Main Street, Suite 3
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David J. Love	GMAC Mortgage Corporation	MAP 53-9-B
(NAME) 1812 Wilson Camp Circle	(NAME) 100 Witmer Road	PARCEL 53
(ADDRESS) Madison, TN 37115	(ADDRESS) Horsham Pennsylvania 19044-0963	
(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, **Randall Phillips Homes, L.L.C.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David J. Love and Wife, Sonya M. Love, 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. 135, Cumberland Station at Wilson Camp, as shown by plat of record in Instrument No. 200209030105967, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being part of the same property conveyed to Randall Phillips Homes, L.L.C. by Warranty Deed from R & R Builders & Developers, LLC of record in Instrument No. 20011024-0116588, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of –way for public utilities.

unimproved ☐

This is improved ☒ property, known as 1812 Wilson Camp Circle, Madison, TN 37115

(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 22nd day of May, 2003.

Randall Phillips Homes, L.L.C.

By: E. Randall Phillips, II
E. Randall Phillips, II, Chief Manager

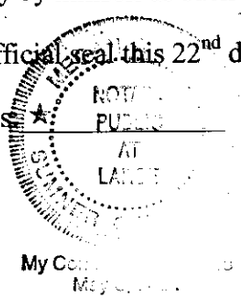
Attest:

STATE OF Tennessee
COUNTY OF Sumner

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared E. Randall Phillips, II, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Chief Manager of Randall Phillips Homes, L.L.C., the within named bargainer, a limited liability company, and that, he as such Chief Manager, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by himself as such Chief Manager.

Witness my hand and official seal this 22nd day of May, 2003.

My Commission Expires: _____ Notary Public



File Number2305213
RETURN TO:
Cumberland Title of Hendersonville
d/b/a Services Management Co. of Tennessee
181 East Main Street, Suite 3
Hendersonville, TN 37075