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File #200350376

Davidson County DEEDWARR
Recvd: 06/02/03 14:58 2pgs
Fees:13.00 Taxes:410.70
20030602-0074798

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 111,000.00.

Ginger M. Reddington
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of May, 2003.

Linda V. Jones
Notary Public

MY COMMISSION EXPIRES: 7-23-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ginger M. Reddington	Cavalry Banking	Map: 73-13-0
(NAME) 1713 Welcome Lane	(NAME) 114 West College Street	Parcel 178.00
(ADDRESS) Nashville TN 37216	(ADDRESS) Murfreesboro, TN 37130	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **SHERRY GAIL ARMSTRONG WITT, MARRIED** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **GINGER M. REDDINGTON, A MARRIED WOMAN,** 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 all of Lot No. 100, on the Plan of Henderson Gardens, Section II, as shown by plat appearing of record in Plat Book 2900, Page 101, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Carl Steven Armstrong and Sherry Gail Armstrong by Warranty Deed of record in Book 9141, Page 29, further conveyed to Sherry G. Armstrong by Quitclaim Deed of record in Book 10648, page 708, said Register's Office. The said Sherry G. Armstrong and Sherry Witt are one and the same person.

This conveyance is subject to the following: Restrictive Covenants as of record in Book 3031, page 604; and, any and all matters shown on plat of record in Plat Book 2900, Page 101; all in the Register's Office for Davidson County, Tennessee.

Possession is to be given June 1, 2003.

Unimproved ( )
This is improved (X) property, known as 1713 Welcome Lane, Nashville, TN 37216
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 27th day of May, 2003.

Sherry Gail Armstrong Witt

Sherry Gail Armstrong Witt

Wayne Witt

Wayne Witt

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Sherry Gail Armstrong Witt and Wayne Wittwho is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 27th day of May, 2003.

Linda V. Jones

Notary Public

My Commission Expires: 7-23-05

LINDA V. JONES
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

(SEAL)

Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076