Box 13
5664

WARRANTY DEED

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 29, 2006

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,850.00

Mindy Kelchner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF MAY, 2003.

Beth Triplett
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 06/09/03 08:59 2pgs
Fees:13.00 Taxes:587.75
20030609-0078880

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
[redacted] Keith Aiken	~~Damien Keith Aiken~~ America's Wholesale Lender	172-04-0-A 58
(NAME) 1240 Brentwood Highlands	(NAME) 750 Old Hickory Blvd Suite 180	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Brentwood, TN. 37027	
(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, Brandon E. Jones and wife, Jennifer P. Jones, a/k/a Jennifer S. Parker , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO [redacted] Keith Aiken and Elizabeth Ashley [redacted] Aiken*, 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: * HUSBAND AND WIFE

Being Lot No. 13 on the Plan of Highlands of Brentwood, Phase Two (Formerly Brentwood Highlands), as of record in Instrument No. 200002090013331, 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 part of the same property conveyed to Brandon E. Jones, single, and Jennifer S. Parker, single by deed from Fox Ridge Homes, Inc. as of record in Instrument No. 20001222-0125741, Register's Office for Davidson County, Tennessee, executed on 12/01/00 and filed on 12/22/00.

Jennifer S. Parker is also known as Jennifer P. Jones

unimproved ☐

This is improved ☒ property, known as 1240 Brentwood Highlands, 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/our hand(s) this 15th day of May, 2003.

Brandon E. Jones

Jennifer P. Jones

STATE of Tennessee
COUNTY of Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Brandon E. Jones 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 5/15/2003

My Commission Expires Jan. 25, 2006

My Commission Expires:_____

Notary Public

JEFF FARRIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

STATE OF Tennessee
COUNTY OF Williamson

State of Tennessee
County of Williamson

On this the 15th day of May, 2003, before me, Jeff Farris, the undersigned officer, personally appeared Brandon E. Jones, known to me (or satisfactorily proven) to be the person whose name is subscribed as attorney in fact for Jennifer P. Jones, and acknowledged that he/she executed the same as the act of his/her principal for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

My Commission Expires Jan. 25, 2006

My Commission Expires: _____

Notary Public

JEFF FARRIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

File Number2305066

RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027