WARRANTY DEED

395.53
13.00

Davidson County DEEDWARR
Recvd: 06/23/03 15:37 2pgs
Fees:13.00 Taxes:395.53

20030623-0086404

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $106,900.00

Sabrina Kimbrough
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF JUNE, 2003.

Notary Public

MY COMMISSION EXPIRES: 10-2-2006

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
ALLISON TITLE COMPANY, 116 Wilson Pike Circle, Suite 100, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sabrina Kimbrough	Argent Mortgage Company, LLC	82-13/70.00
(NAME)	(NAME)	
927 Locklayer	8 Skyline Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Hawthorne, NY 10532	
(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,

Gregory Pollard, unmarried

, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Sabrina Kimbrough, unmarried

, 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. 47 Block "C" in the Bransford Realty Company's Subdivision of the South part of the North Hill Tract, a plan of which is of record in Book 421, Page 76, of the Register's Office for Davidson County, Tennessee. Said Lot No. 47 fronts 35 feet on the south side of Locklayer Street and extends back southerly between parallel lines 100 feet, more or less, to an alley.

Being the same property conveyed to Gregory Pollard by Warranty Deed from Mrs. Celestine Swanson Turner dated March 18, 2003 and filed for record in Instrument No. 20030408-0046153, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 927 Locklayer, Nashville, TN 37208

(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 17th day of June, 2003.

Gregory Pollard

STATE OF TENNESSEE

COUNTY OF ~~WILLIAMSON~~ Davidson Hrc

On June 17, 2003, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Gregory Pollard to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 17th day of June, 2003.

Commission expires: 10-25-03

Notary Public

