Davidson County DEEDWARR
Recvd: 07/14/03 08:11 2pgs
Fees:13.00 Taxes:999.00

20030714-0097610

AMY FREDRICKSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $270,000.00

Joslyn M. Springer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of June, 2003.

Notary Public

MY COMMISSION EXPIRES: 7-29-06

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
MTC Title - Tennessee, LLC, 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Allison Zaro Fitzgerald	America's Wholesale Lender	129-12-48
(NAME)	(NAME)	
1015 Percy Warner Blvd.	750 Old Hickory Blvd., #180	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	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,

STEVE L. GRISSIM AND WIFE, STACEY A. EDWARDS GRISSIM,

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

ALLISON ZARO FITZGERALD AND HUSBAND, ANDREW PENN FITZGERALD,

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 Lot No. 265 on the Plan of Section 1, Warner Park Valley of record in Book 3600, Page 12, 13, and 14 , amended in Book 3766, Page 351, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Steve L. Grissim and Stacey A. Edwards as joint tenants with rights of survivorship by deed from M. Jason MacPherson and spouse, Elizabeth E. MacPherson of record in Instrument Number 20010918-0101250, Register's Office for Davidson County, TN. The said Stacey A. Edwards having since married and now being known as Stacey A. Edwards Grissim.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 1015 Percy Warner Blvd., Nashville, TN 37205

(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 20th day of June, 2003.

Steve L. Grissim

Stacey A. Edwards Grissim

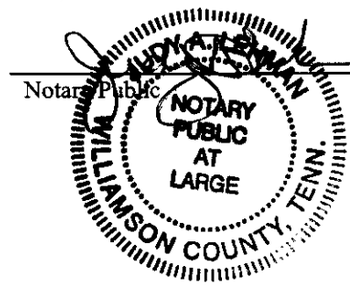
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steve L. Grissim and wife, Stacey A. Edwards Grissim as joint tenants with rights of survivorship, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood , Tennessee this 20th day of June, 2003

Commission expires: 3-10-07



Notary Public