Davidson County DEEDWARR
Recvd: 07/17/03 15:52 2pgs
Fees:13.00 Taxes:463.03
20030717-0100765

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,143.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE

Notary Public

MY COMMISSION EXPIRES: 5-30-05

(AFFIX SEAL)

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas Noss	National Bank of Commerce	147.15 10.00
(NAME) 5009 Cherrywood Drive	(NAME) 115 29th Avenue South	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Nashville Tennessee 37212	
(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, Peggy Dianne Dean , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas Noss and Katie Marshall**, 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:

** as joint tenants with right of survivorship,

Being Lot No. 106 on the Plan of Whispering Hills, Section I, as of record in Plat Book 2331, Page 82, 83 and 84, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Said Lot No. 106 fronts 90.2 feet on the northwesterly margin of Cherrywood Drive and extends back 228.7 feet on the northeasterly line and 145.0 feet on the southwesterly line to a dead line in the rear, measuring 131.0 feet thereon.

Being the same property conveyed to Peggy Dianne Dean by deed from Brock A. Rust and wife, Tara A. Rust as

Continued on next page.

This conveyance is subject to all easements and restrictions of record and taxes for 2003 which have been assumed by buyer.

unimproved ☐

This is improved ☒ property, known as 5009 Cherrywood Drive, 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.

Witness my/our hand(s) this.

Peggy Dianne Dean

STATE of Tennessee
COUNTY of ~~Davidson~~ Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Peggy Dianne Dean the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 10th day of July, 2003.

My Commission Expires:_____

Notary Public

My Commission Expires Jan. 25, 2006

JEFF FARRIS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE

File Number2306990
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

Continuation of Legal

of record in Book 7888, Page 65, Register's Office for Davidson County, Tennessee.