WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,700.00

Amy Voorhees
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JULY, 2003

Notary Public

MY COMMISSION EXPIRES: 1-23-06
(AFFIX SEAL)

WILSON COUNTY TENNESSEE NOTARY PUBLIC TRACEY TRUE 24 HOUR

THIS INSTRUMENT WAS PREPARED BY
Return
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 08/01/03 09:04 2pgs
Fees:13.00 Taxes:587.19
20030801-0109157

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amy Voorhees	US Bank, NA c/o US Bank Home Mortgage	Map 98-05,A, 140.00
(NAME) 4005 Hallborough Way	(NAME) P.O. 7298	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Springfield Ohio 45501-7298	
(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, Mark Thomas, unmarried , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amy Voorhees, 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. 98 on the Plan of Revision One, Hampton Hall, Section Five, as of record in Instrument No. 200007280074425, 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 the same property conveyed to Mark Thomas, unmarried, by deed from Beazer Homes Corporation as of record in Instrument No. 200108080085448, Register's Office for Davidson County, Tennessee, executed on 08/01/01 and filed on 08/08/01.

Being the same property conveyed to Mark Thomas, unmarried by deed from Beazer Home Corp. of record in Instrument # 200108080085447, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

unimproved ☐

This is improved ☒ property, known as 4005 Hallborough Way, Hermitage, TN 37076

(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 29th day of July, 2003.

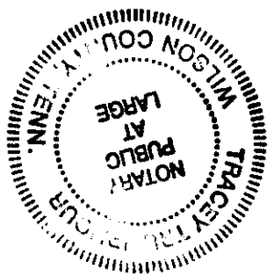
X _____
Mark Thomas

STATE of Tennessee
COUNTY of ~~Davidson~~ Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Mark Thomas, unmarried 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 7/29/2003

My Commission Expires: 1-23-06 _____
Notary Public



File Number2306063
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122