# WARRANTY DEED

RETURN TO:
PREMIER ESCROW, LLC
301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

**BOX 10-A**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $227,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JULY, 2003

Notary Public

MY COMMISSION EXPIRES:. Exp. 5/28/06

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Michelle Diamond | Trustmark National Bank | 155-15A-9 |
| (NAME) 204 Still Water Circle | (NAME) P.O. Box 922 | |
| (ADDRESS) Nashville, TN 37221 | (ADDRESS) Jackson, MS 39205 | |
| (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, Michael A. Carlson, and wife, Linda J. Carlson, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michelle Diamond, and husband, John D. Diamond, 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. 9 on the Plan of Stonemeade, Section I, a Planned Unit Development, of record in Plat Book 6900, Pages 800 and 801, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Michael A. Carlson, and wife Linda J. Carlson, by Warranty Deed from Lawrence B. Prosono and wife, Rachelle Prosono, of record in Book 10442, Page 22, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Linda J. Carlson by Michael A. Carlson as Attorney-in-Fact pursuant to recorded Power of Attorney of record in Book *, Page _____, in the Register's Office for Davidson County, Tennessee. *20030805-0111060

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

unimproved ☐
This is improved ☒ property, known as 204 Still Water, Nashville, TN 37221
(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.

Davidson County DEEDWARR
Recvd: 08/05/03 14:59 2pgs
Fees:13.00 Taxes:841.75

20030805-0111061

Witness my/our hand(s) this 25th day of July, 2003.

Michael A. Carlson

Linda J. Carlson By: Michael A. Carlson as Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael A. Carlson, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 25th day of July, 2003.

Commission expires: November 27, 2004

Deborah K. Devine Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 25th day of July before me personally appeared Michael A. Carlson, the person who executed the foregoing instrument on behalf of Linda J. Carlson, and acknowledged that he executed the same as the free act and deed of the said Linda J. Carlson, through Power of Attorney granted Michael A. Carlson by the said Linda J. Carlson.

Witness my hand and official seal at Nashville, Tennessee this 25th day of July, 2003.

Commission expires: November 27, 2004

Deborah K. Devine Notary Public

**RECORDERS MEMO**
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED