WARRANTY DEED

File Box 9-B
First Title & Escrow Co. Inc.
#20648

Davidson County DEEDWARR
Recvd: 08/12/03 15:52 2pgs
Fees:13.00 Taxes:1322.75

20030812-0115564

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$357,500.00**

Beth M. Black
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF MAY, 2003.

Christina M. Read
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

CHRISTINA M. READ NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Christina M. Read
My Commission Expires
November 25, 2006
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
GuarantyTitle and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
K. Mark A McQuain	Wells Fargo Home Mortgage	Map 132-02, Parcel 15
(NAME)	(NAME)	
4017 Crestridge Drive	5203 Maryland Way, #102	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Brentwood , Tennessee 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, **Deronda L. Wheeler,** Unmarried **Kevin James Worley** Unmarried **and John Kendall Worley,** Unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARK K. MCQUAIN AND WIFE, KARLA D. MCQUAIN**, 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. 65 on the Plan of Brookhaven Estates, of record in Plat Book 1835, Page's 49 thru 51, Register's Office for said County, to which plan reference is hereby made for a more complete legal desscription.

Being the same property conveyed to Deronda L. Wheeler, Kevin James, Worley and John Kendall Worley by Personal Representative's Quitclaim Deed of record in Instrument No. 20021003-0120951, Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as **4017 Crestridge Drive, Nashville, TN 37204**
(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 19th day of May, 2003.

John Kendall Worley, by Ellen Wright, his Atty-in-Fact

Deronda L. Wheeler by Kevin James Worley, her Atty-in-fact

Kevin James Worley

State of Tennessee
County of Davidson

On this **19th** day of **May, 2003** before me personally appeared **Kevin James Worley**, the person who executed the foregoing instrument on behalf of **Deronda L. Wheeler**, and acknowledged that he executed the same as the free act and deed of the said **Deronda L. Wheeler**, through Power of Attorney granted him, by the said **Deronda L. Wheeler**.

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

Commission Expires:
1-29-05

State of Tennessee
County of Davidson

On this **19th** day of **May, 2003** before me personally appeared **Ellen Wright**, the person who executed the foregoing instrument on behalf of **John Kendall Worley**, and acknowledged that she executed the same as the free act and deed of the said **John Kendall Worley**, through Power of Attorney granted her, by the said **John Kendall Worley**.

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

Commission Expires:
1-29-05

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 **Kevin James Worley** 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 Antioch, Tennessee, this **19th** day of **May, 2003**.

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

Commission expires:
1-29-05