WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/10/03 08:46 2pgs
Fees:13.00 Taxes:1073.00

20030910-0131761

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $290,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9/9/03.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

CHRISTY W. FINLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

My Commission Expires JULY 21, 2007

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
Martha J. Butterfield	SunTrust Bank	160-10-A-7.00
(NAME) 105 Heather Way	(NAME) 41 Rachael Drive	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Nashville Tennessee 37214	
(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, Harold T. Smith and Wife, Kimberly A. Smith , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Martha J. Butterfield** , 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. 7 on the Plan of Heatherwood, of record in Plat Book 6900, Page 897, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Harold T. Smith and wife, Kimberly A. Smith, by Deed from William Bryant Tomlin and wife, Suzan LeeAnn McCoy Tomlin, dated November 25, 1998, filed for record on December 7, 1998 in Deed Book 11239, Page 884, Register's Office for Davidson County, Tennessee.

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

Being the same property conveyed to Harold T. Smith and Wife, Kimberly A. Smith by deed from William Bryant Tomlin and wife, Suzan Leeann McCoy Tomlin of record in Deed Book 11239, page 884, Register's Office for said County.

Subject to taxes for the year 2003 which have been pro-rated and assumed by the buyer.

Declaration of Covenants, Conditions and Restrictions of record in Book 7839, Page 27 and By-Laws of record in Book 7839, page 52.

unimproved ☐

This is improved ☒ property, known as 105 Heather Way, Brentwood, TN 37027

(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.

Harold T. Smith

Kimberly A. Smith

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 Harold T. Smith and Wife, Kimberly A. Smith the bargainor's, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 29th day of August, 2003

My Commission Expires:_____

Notary Public

JEFF FARRIS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE

My Commission Expires Jan. 25, 2006

File Number23080262
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027