WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,400.00

[signature]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF SEPTEMBER, 2003.

[signature]
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY
My Commission Expires October 20, 2003

Davidson County DEEDWARR
Recvd: 09/18/03 13:48 2pgs
Fees:13.00 Taxes:315.98
20030918-0138368

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
Michael E. Prime	Union Planters Bank National Association	53-09-A-12.00
(NAME)	(NAME)	
1430 East Cedar Lane	401 Union Street	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Nashville Tennessee 37219	
(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, Gary Hutchinson and Wife, Katherine Hutchinson, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael E. Prime XXXXXXXXXXXXXXXXXXXX, MARRIED 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 Unit Number 1430 of Neely's Bend Villas, a horizontal property regime established by Master Deed of record in Book 5625, Page 1 as amended in Book 6119, Page 322, the plat of which is of record in plat book 5200, Page 262, Registers Office for Davidson County, TN to which reference is hereby made for a more complete description.

Being the same property conveyed to Gary Hutchinson and Wife, Katherine Hutchinson by quitclaim deed from Patricia L. Hutchinson-Crowder of record in Deed Instrument No. 200209030105890 and further by Warranty Deed of record in Book 8468, page 889, 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 1430 East Cedar Lane, Madison, TN 37115

(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 15th day of September, 2003.

[signature]
Gary Hutchinson

Katherine L. Hutchinson
Katherine Hutchinson

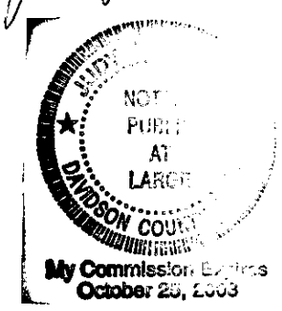
STATE of Tennessee
COUNTY of Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Gary Hutchinson and Wife, Katherine Hutchinson the bargainors, 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 the 15th day of September, 2003.

My Commission Expires:_____

Notary Public



File Number23080590
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027