40-A

WARRANTY DEED

CATHERINE H. GWYN Notary Public At Large DAVIDSON COUNTY, TENN.

My Commission Expires January 29, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,500.00

Teresa D. Barrientos
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF OCTOBER, 2003.

Catherine H. Gwyn
Notary Public

MY COMMISSION EXPIRES: 1/29/05
(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
Teresa D. Barrientos	CAVALRY BANKING	162-2-180
(NAME) 5041 Colemont Drive	(NAME) 114 W. COLLEGE STREET	
(ADDRESS) Antioch, TN 37013	(ADDRESS) MURFREESBORO, TN 37130	
(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, Tim A. Minke and wife, Debbie A. Minke, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Teresa D. Barrientos, 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:

Land in Davidson County, Tennessee, being Lot No. 207 on the Plan of Colewood Acres, Section 3, of record in Plat Book 4175, Page 45, and as corrected in Book 4398, Page 889 and Book 4404, Page 571, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Tim A. Minke and wife, Debbie A. Minke, by Warranty Deed dated September 22, 1994 from Morris Randell Yarbrough and wife, Niki G. Yarbrough of record in Book 9475, Page 415, 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 5041 Colemont Dr., Antioch, TN 37013

(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: 10/31/03 16:01 2pgs
Fees:13.00 Taxes:497.65

20031031-0160404

Witness my/our hand(s) this 30th day of October, 2003.

Tim A. Minke

Debbie A. Minke

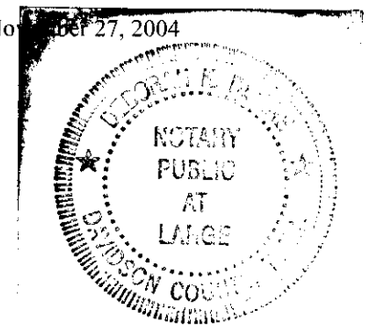
STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Witness my hand and official seal at Nashville, Tennessee this 30th day of October, 2003.

Commission expires: November 27, 2004



Deborah K. Devine Notary Public