WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/03/03 08:31 2pgs
Fees:13.00 Taxes:380.18

20031103-0160463

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $102,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF OCTOBER, 2003.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
4698 Lebanon Road
Hermitage, Tennessee 37076

H-1240

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen Smith	AmSouth	Map 044-13-0, Parcel 043
(NAME)	(NAME)	
912 Robinson Road	RCN-6, 2050 Parkway Office Cir.	
(ADDRESS)	(ADDRESS)	
Old Hickory, Tn 37138	Birmingham, AL 36244	
(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, I, **Paula L. Bingham, married,*** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Stephen Smith, unmarried**, 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:

*f/k/a Paula L. Means, unmarried

Being part of Lot No. 1 on the Plan of The Knoll, of record in Book 2330, Page 94, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 1 fronts 75 feet, more or less, on the southwesterly margin of Robinson Road, as widened, and extends back 184.9 feet, more or less, on the northwesterly line and 183.3 feet, more or less, on the southeasterly line to a dead line in the rear, measuring 80.8 feet thereon.

Being the same property conveyed to Paula L. Means, unmarried from Michael Shane Bingham by Warranty Deed dated June 29, 1998 and of record in Book 10998, page 356, said Register's Office. The said Paula L. Means having since married and now being known as Paula Bingham.

Rickie Bingham joins in this conveyance to relinquish any right he/she may have in and to the property herein described by virtue of marriage to Paula Bingham .

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 912 Robinson Road, Old Hickory, TN 37138

(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 hand this 27th day of October, 2003.

Paula L. Means (Bingham)
Paula L. Means

Rickie Bingham

STATE OF TENNESSEE

COUNTY OF DAVIDSON

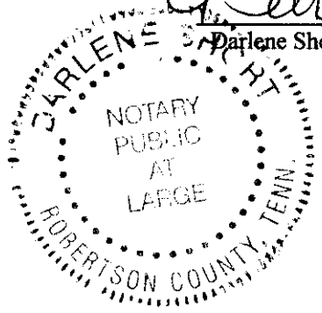
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paula L. Bingham and Rickie Bingham the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hermitage, Tennessee this 27th day of October, 2003.

Commission expires:

December 10, 2003

Darlene Short Notary Public



RETURN TO:

Jack Case Wilson Title Associates, LLC
4698 Lebanon Road
Hermitage, Tennessee 37076