# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $289,509.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF NOVEMBER, 2003.

My Commission Expires Jan. 25, 2006 Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL) JEFF FARRIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 12/08/03 12:53 2pgs
Fees:13.00 Taxes:1071.18

20031208-0175809

**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 |
|---|---|---|
| Donn C. Hansen | National Bank of Commerce | 128-16-B-41.00 |
| (NAME) 432 Summit Oaks Drive | (NAME) 115 29th Avenue South | |
| (ADDRESS) Nashville, TN 37221 | (ADDRESS) Nashville Tennessee 37212 | |
| (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, French River Development Company, LLC , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donn C. Hansen and Wife, Gayle S. Hansen , 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 Lot No. 41 on the Plan of Summit Oaks, Phase One of record as Instrument No. 20020129-0011883 as revised in Instrument no. 20021029-0132410, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to French River Development Company, LLC by deed from Greater Middle Tennessee Development Partnership of record in Deed Instrument No. 200301300012706, 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 432 Summit Oaks Drive, Nashville, TN 37221

(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 our hands this 4th day of November, 2003.

French River Development Company, LLC

By: _____

Attest: _____

STATE OF Tennessee
COUNTY OF Williamson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Hurt McDonald, III with whom I am personally acquainted and who upon his oath acknowledged himself to be the Chief Manager of French River Development Company, LLC the within named bargainer, a corporation, and that, he as such Chief Manager, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Chief Manager.

Witness my hand and official seal this the 4th day of November, 2003.

My Commission Expires:_____ Notary Public

My Commission Expires Jan. 25, 2006

My Commission Expires Jan. 25, 2006

File Number23100267

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

JEFF FARRIS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE