Record 1st
File Box 64

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/09/03 15:52 2pgs
Fees:13.00 Taxes:407.00
20031209-0176664

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF DECEMBER, 2003.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

NOTARY PUBLIC
STATE OF TENNESSEE
My Comm. Exp. Nov. 25, 2005
WILSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amalia M. Exline	America's Wholesale Lender	Map 95-02
(NAME) 2153 June Drive	(NAME) 750 Old Hickory Blvd. Ste. 180	Parcel 105.00
(ADDRESS) Nashville, TN 37214	(ADDRESS) Brentwood Tennessee 37027	
(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, V. Curt Silverthorne, Trustee , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amalia M. Exline, 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:

Being Lot No. 14 on the Plan of Donelson Hills Subdivision, as of record in Plat Book 2331, Page 22 and 23, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Said Lot No. 14 fronts 190.55 feet along a slight curve on the southerly side of June Drive and extends back 231.2 feet on the westerly side and 216.8 feet on the easterly side, to a broken line in the rear on which it measures 267.5 feet.

Being the same property conveyed to V. Curt Silverthorne, Trustee by Quit Claim deed from V.C. Silverthorne of record in Instrument Number 200303260039976, and by deed of record in Book 2494, Page 633, 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 2153 June Drive, Nashville, TN 37214

(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 5th day of December, 2003.

V. Curt Silverthorne, Trustee

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named V. Curt Silverthorne, Trustee the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 12/5/2003

My Commission Expires: 12-19-07

JUSTICE TAYLOR JOHNSON NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN. My Commission Expires Dec. 19, 2007

Notary Public

File Number23120028
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122