FILE BOX 19B
03-11-001-W

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF DECEMBER, 2003.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

STEVEN G. WATERS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE My Commission Expires July 25, 2007

Davidson County DEEDWARR
Recvd: 12/11/03 15:27 2pgs
Fees:13.00 Taxes:222.00

20031211-0178067

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brandon Saunders	INDYMAC BANK	33-6-18.00
(NAME)	(NAME)	
1098 Old Dickerson Road	190 Technology Parkway, Suite 100	GO 18470
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Norcross, GA 30092	
(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, William Michael Roland, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brandon Saunders and wife, Cortni Saunders, 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. 4, Murphy Meadows, of record in Plat Book 5800, Page 67, Register's Office for said County, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William Michael Roland by deed from Lisa Kiracofe, unmarried, of record in Book 8858, page 860, Register's Office, Davidson County, Tennessee.

This is not the principal residence of the grantor.

unimproved ☐

This is improved ☒ property, known as 1098 Old Dickerson Road, Goodlettsville, TN 37072

(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 2nd day of December, 2003.

William Michael Roland

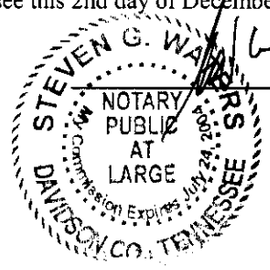
STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Witness my hand and official seal at Goodlettsville, Tennessee this 2nd day of December, 2003.

Commission expires:



Notary Public