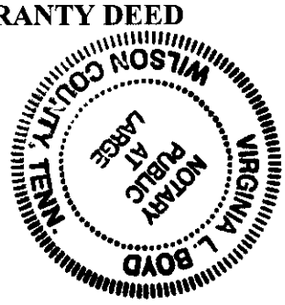
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF FEBRUARY, 2004.

Notary Public

MY COMMISSION EXPIRES: 11-16-05

(AFFIX SEAL)

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

Davidson County DEEDWARR
Recvd: 02/24/04 10:39 2pgs
Fees:13.00 Taxes:514.30

20040224-0020679

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Adam McIntyre	Adam McIntyre	Map 053-12
(NAME) 1057 Donoho Dr.	(NAME) SAME	Parcel 252.00
(ADDRESS) Old Hickory, TN 37138	(ADDRESS)	
(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,
Laura A. Locke-Pomeroy and husband Randall Pomeroy, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Adam McIntyre ,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. 27 of the FINAL PLAT of Jackson's Landing Estates, Section II, as shown by plat of record in Plat Book 8250, page 975, which revises and amends Plat Book 7900, Page 679 and Plat Book 8250, Page 907, 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 Laura A. Locke, unmarried by deed from J&M Homebuilders, Inc of record in Deed Book 11530, page 130, Register's Office for said County.

Laura A Locke having since married now known as Laura A Pomeroy

Randall Pomeroy joins in this conveyance to convey any and all rights he may have in this property.

Restrictive Covenants of record in Deed Book 11408, Page 563, Register's Office of said County.

Deed of Conveyance for Metro as shown of record in Deed Book 11497, Page 598, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 1057 Donoho Dr., 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/our hand(s) this 23rd day of February, 2004.

Laura A. Locke-Pomeroy

* Randall Pomeroy by Laura Pomeroy Atty in Fact

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 Laura A. Locke-Pomeroy ,married the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 2/23/2004

My Commission Expires: 1-23-06 Notary Public

STATE OF Tennessee
COUNTY OF Wilson

On this the 23rs day of February, 2004, before me personally appeared Laura Pomeroy, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Randall Pomeroy, and who acknowledged that he/she executed the same as the free act and deed of the said Randall Pomeroy by virtue of that Power of Attorney, duly executed by the said Randall Pomeroy and appearing of record in Book *, page _____, of Register's Office of Wilson County, Tennessee. * 20040224-0020678

Witness my hand and official seal at Mt Juliet, this 23rs day of February, 2004.

My Commission Expires: 1-23-06 Notary Public

File Number24020285
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122