Box 29

WARRANTY DEED

OLLIE MAI PARSLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 25, 2006

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $130,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF FEBRUARY, 2004.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 03/02/04 13:05 2pgs
Fees:13.00 Taxes:481.00
20040302-0023545

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027

B-3957

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold Thomas Cobb	First Horizon Home Loan Corp DBA First Tennessee Home Loans	087-01-0-A-089.00CO
(NAME)	(NAME)	
3037 Glenboro Drive	111 Westwood Drive	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Brentwood, TN 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, Marcia R. Colburn, a married woman, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold Thomas Cobb, 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. 131 on the Plan of Section Two Chesney Glen, of record in Book 9700, Page 434, Register's Office for said county, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Marcia R. Head, an unmarried person by Warranty Deed from Beazer Homes Corp. DBA Phillips Builders, dated July 30, 1998, of record in Book 11051, Page 661, Register's Office for Davidson County, Tennessee. Said Marcia R. Head is now known as Marcia R. Colburn.

Larry Steven Colburn joins in this conveyance to relinquish any right he/she may have in and to the property herein described by virtue of marriage to Marcia R. Colburn.

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 3037 Glenboro Drive, Hermitage, TN 37076

(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 29th day of February, 2004.

Marcia R. Colburn

Larry Steven Colburn

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marcia R. Colburn and Larry Steven Colburn 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 Brentwood, Tennessee this 27th day of February, 2004.

Commission expires: 4/16/06

Notary Public

JACK CASE WILSON
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE

~~RETURN TO:~~

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027