WARRANTY DEED

STATE OF
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF MAY, 2004.

Judith C. Jacobs

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 3/15/08

JUDITH C. JACOBS NOTARY PUBLIC AT LARGE TENNESSEE HARDEMAN CO.

THIS INSTRUMENT WAS PREPARED BY
Allison Title Company, 116 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julie Strong	Julie Strong	76-01-0/97.00
(NAME)	(NAME)	
520 Debbie Drive	520 Debbie Dr.	
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Hermitage, TN 37076	
(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, **Howard Allen Stroud and Ethelene Stroud**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Julie Strong, a married person**, 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. 92-A on the Zone Lot Division Plan of Lots 92, 98, 106, 99 and 107, Tulip Grove Woods, Phase 1, of record in Book 6250, Page 324, Register's Office for Davidson County, Tennessee.

Said Lot No. 92-A fronts 40.87 feet on the northeasterly margin of Debbie Drive and extends back 158.09 feet on the southwesterly line and 154.33 feet on the northeasterly line to a broken line in the rear, measuring 45.22 fee thereon.

Being the same property conveyed to Howard Allen Stroud and wife, Ethelene Stroud by Warranty Deed from Knight Construction Company dated January 23, 1985 and filed for record in Book 6495, Page 846, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 520 Debbie Dr., 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 our hands this 7th day of May, 2004.

Howard Allen Stroud

Ethelene Stroud

Davidson County DEEDWARR
Recvd: 05/27/04 12:35 3pgs
Fees:18.00 Taxes:288.60

20040527-0062568

STATE OF

COUNTY OF

On 4/18/2004, before me personally appeared Howard Allen Stroud to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal

Commission expires:

Notary Public

STATE OF New York

COUNTY OF Suffolk

On ~~4/18/2004~~ 5/19/04, before me personally appeared Ethelene Stroud to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal:

Commission expires: March 25, 2006

LAWANNA CAMPBELL NOTARY PUBLIC STATE OF NEW YORK

Lawanna Campbell

Notary Public

LAWANNA CAMPBELL
Notary Public, State of New York
No. 01CA6072016
Qualified in Suffolk County
Commission Expires March 25, 20 06

TRANSACTION REPORT

Transmission
Transaction(s) completed

NO.	TX DATE/TIME	DESTINATION	DURATION	PGS.	RESULT	MODE
381	MAY. 19 06:28	6153760568	0° 01' 11"	005	OK	N ECM

STATE OF

COUNTY OF

On 4/18/2004, before me personally appeared Howard Allen Stroud to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal

Commission expires:

Phillip G Harbuck
My Commission DD182932
Expires May 31, 2007

05/19/04

Notary Public

STATE OF

COUNTY OF

On 4/18/2004, before me personally appeared Ethelene Stroud to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal

Commission expires:

Phillip G Harbuck
My Commission DD182932
Expires May 31, 2007

05/19/04

Notary Public