WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/06/04 12:42 2pgs
Fees:13.00 Taxes:377.40

20040706-0079930

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $102,000.00

Kimberly Sherman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JUNE, 2004.

Deborah K. Devine
Notary Public

MY COMMISSION EXPIRES: November 27, 2004.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Return to → Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

#1209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Aynsley R. McLean	~~Mortgage Resources Inc.~~ SunTrust Mortgage	83-10-66
(NAME) 410 Lockland Drive	(NAME) ~~404 BNA Drive, Suite 400~~ P.O. Box 79041	
(ADDRESS) Nashville, TN 37206	(ADDRESS) ~~Nashville, TN 37217~~ Baltimore MD 21279	
(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 L. Branham and wife, Ellen F. Branham, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Aynsley R. McLean and husband, James S. McLean and Vivan H. Martindale and wife, Myrtice E. Martindale, 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 Lots No. 174 and 175 on the Map of McEwen Place, as of record in Book 332, Page 133, Register's Office for said County, to which plan reference is made for a more complete and accurate legal description.

Being the same property conveyed to William L. Branham and wife, Ellen F. Branham, by Warranty Deed dated April 2, 1999, from Bryan, Ward & Ellmore, Inc., of record in Book 11433, Page 964, Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as 410 Lockland Drive, Nashville, TN 37206

(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 29th day of June, 2004.

x _____
William L. Branham

x _____
Ellen F. Branham

STATE OF TENNESSEE

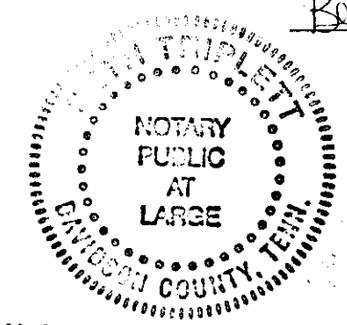
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William L. Branham and Ellen F. Branham with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 29th day of June, 2004.

Commission expires: May 28, 2006

_____
Notary Public



My Commission Expires MAY 28, 2006