Box 19B
04-08-018

WARRANTY DEED

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $222,500.00.

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 3/31/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason E. English	Mortgage Investors Group	160-04
(NAME) 5235 Stallworth Drive	(NAME) 8320 E. Walker Springs Lane	74.00
(ADDRESS) Nashville, TN 37220	(ADDRESS) Knoxville, TN 37923	
(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, **CHRISTOPHER A. LADD, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JASON E. ENGLISH AND CHARLOTTE ENGLISH, HUSBAND AND WIFE,** 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. 26 on the Plan of Brentview Hills, as of record in Plat Book 3300, Pages 43 and 44, Register's Office for Davidson County, Tennessee, and being further described as follows:

BEGINNING at a point in the easterly margin of Stallworth Driveat the corner of Lot No.'s 25 and 26; thence with the line between said lots, easterly 117.4 feet to a corner of Lot No. 27; thence with the line between Lot No.'s 26 and 27, northerly 165 feet to the southerly margin of Ritchie Drive; thence with the margin of the same, westerly 105.7 feet to the beginning of a curve; thence around said curve, southwesterly 40.6 feet to the margin of Stallworth Drive; thence with the margin of the same, southerly 150.6 feet to the point of BEGINNING.

Being the same property conveyed to Christopher A. Ladd, married, by Deed from Larry G. Ladd and wife, Joyce Ladd, dated November 29, 2000, recorded December 27, 2000, in Inst. No. 20001227-0126033, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2004 real property taxes which have been prorated and assumed by the grantee(s); and (b) all matters appearing on the plan of record in Book 3300, page 43 and 44, said Register's Office.

Jamie Ladd joins in signing this Warranty Deed to convey any and all marital rights she may have in subject property.

unimproved ☐

This is improved ☒ property, known as 5235 Stallworth Drive, Nashville, TN 37220
(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 27th day of August, 2004.

Davidson County DEEDWARR
Recvd: 08/30/04 15:16 2pgs
Fees:13.00 Taxes:823.25
20040830-0104756

Christopher A. Ladd

Jamie Ladd

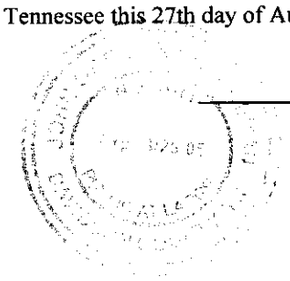
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Christopher A. Ladd and wife, Jamie Ladd, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 27th day of August, 2004.

Commission expires:



Notary Public