Please return to:
Elite Title Company
109 Westpark Drive
Suite 230
Brentwood, TN 37027

This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6040344

Elite Title Company
109 Westpark Drive
Suite 230
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 09/16/04 13:21 2pgs
Fees:13.00 Taxes:347.80
20040916-0111767

**Send Tax Bills To:**
Same

**New Owner is:**
Timothy Meade & Karla Meade
2565 Stinson Road
Nashville, TN 37214

MAP: 84-16
PARCEL: 36.00

## WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Kathleen H. Chump f/k/a and Kathleen H. Dunn**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Timothy Meade and wife, Karla Meade**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Being Lot No. 6 on the map of Hargis Heights, as of record in Plat Book 974, Page 82, said Register's Office.

Said Lot No. 6 fronts 75 feet on the northerly side of Stinson Road and extends back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Kathleen H. Dunn by Quitclaim Deed from Donald A. Dunn, III dated July 14, 1997, recorded July 18, 1997, in Book 10534, page 39, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns

against the lawful claims of all persons whomsoever.

WITNESS our hands this 9th day of September, 2004.

GRANTOR:

Kathleen H. Chump

**Kathleen H. Chump**

Joseph A. Chump By Kathleen H. Chump as P.O.A.

**Joseph A. Chump by Kathleen H. Dunn as Attorney-in-Fact**

**ACKNOWLEDGEMENT**

**STATE OF TENNESSEE )**
**COUNTY OF Davidson )**

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **Kathleen H. Chump**, with whom I am personally acquainted, and to me known to be the person who executed the foregoing (DEED) instrument and/on behalf of Joseph A. Chump and who acknowledged that she executed the same as free act and deed of the said Jospeh A. Chump and for the purpose therein contained by virtue of the one certain Power of Attorney duly executed by the said Joseph A. Chump, and appearing of record in Record Book _____, Page _____, of the said Register's Office of Davidson County, Tennessee.

Witness my hand and seal on this the 9th day of September, 2004.

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Melissa L. Sanders
Notary Public

My Commission Expires: MY COMMISSION EXPIRES JULY 19, 2008

**STATE OF TENNESSEE )**
**COUNTY OF Davidson )**

The actual consideration or value, whichever is greater, for this transfer is $94,000.00.

Affiant

**SWORN TO** and subscribed before me this 9th day of September 2004.

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC

My commission expires: MY COMMISSION EXPIRES JULY 19, 2008