WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/04/04 12:03 2pgs
Fees:13.00 Taxes:591.63

20041004-0119163

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $159,900.00

Benedict D. Kirk
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF SEPTEMBER, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL) DAWN E. LANE NOTARY PUBLIC AT LARGE WILLIAMSON CO., TN MY COMMISSION EXPIRES 5/23/2006

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Benedict D. Kirk	Coldwell Banker Mortgage, It's successors and or assigns, as their interest may appear	161-08-0-102
(NAME)	(NAME)	
5232 Green Leaf Drive	3000 Leadenhall Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37224	Mount Laurel New Jersey 08054yes	
(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, **Mary F. Forehand (formerly known as Mary F. Maynard) and Marie E. Feldhaus, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Benedict D. Kirk and wife, Mary Beth Kirk**, 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. 1, resubdivision of Reserve Parcel "B", Greenleaf Heights, as shown by plat of record in Plat Book 6200, Page 665 and as amended in Plat Book 7426, Page 454, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Mary F. Maynard and Marie E. Feldhaus, both married, by Deed from Earl R. Cunningham, dated December 27, 1991, filed for record on December 31, 1991, in Deed Book 8518, Page 570, Register's Office for Davidson County, Tennessee.

Mike Forehand joins in the conveyance to convey any marital interest he may have in subject property to Benedict D. Kirk and wife, Mary Beth Kirk.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☒

This is improved ☐ property, known as 5232 Green Leaf Drive, Nashville, TN 37224

(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/our hand(s) this 28th day of September, 2004.

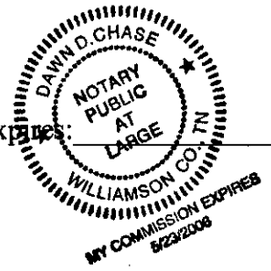
Mary F. Forehand

Marie E. Feldhaus

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 Mary F. Forehand and husband, Mike Forehand and Marie E. Feldhaus, unmarried, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 28th day of September, 2004.



My Commission Expires: _____

Notary Public

File Number2409244

RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027