BOOK 00-P

PREPARED BY: RETURN TO:
BANKERS [illegible] CORP.

NASHVILLE, TN 37203

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 280,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF DECEMBER, 2004.

Notary Public

MY COMMISSION EXPIRES:

PRISCILLA C. URBANEK NOTARY PUBLIC (AFFIX SEAL) AT LARGE DAVIDSON COUNTY TN

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Wilson County, Inc., 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Theresa D. Markum	Theresa D. Markum	Map 161-1B, Parcel 27.00
5208 Cochran Drive	5208 Cochran Drive	
Nashville, Tennessee 37220	Nashville, Tennessee 37220	
(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, **ANGELA WEIS WORD, A MARRIED PERSON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **THERESA D. MARKUM, AN UNMARRIED 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:

Being Lot No. 124 on the Plan of Aberdeen Woods, Phase I, as of record in Plat Book 9700, Page 589, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Angela Weis by deed of record from First Cincinnati Leasing 99 LLC, an Ohio limited liability company, dated May 21, 2001 and recorded July 20, 2001 of record in Instrument No. 20010720-0077296, Register's Office, Davidson County, Tennessee.
Angela Weis and Angela Weis Word are one in the same person.
Randy Word, spouse of Angela Weis Word, herein joins to convey any and all rights and interests he may have, if any.
This is the same description as in previous deed of record.
This conveyance is subject to Declaration of Covenants, Conditions and Restrictions of record in Book 10790, Page 189, as amended in Book 11303, Page 555; Book 11714, Page 843 and Instrument No. 20000203-0011436; By-Laws of record in Book 10790, Page 219, as amended in Instrument No. 20030221-0023491; Instrument No. 20030221-0023492 and Instrument No. 20030730-0108227; Charter of record in Book 10792, Page 896; Quitclaim deed to the common area of record in Instrument No. 20010110-0003209, Register's Office, Davidson County, Tennessee.
This conveyance is subject to any and all easements and minimum building setback lines of record.
This conveyance is subject to Notes on the Plat of record in Plat Book 9700, Page 589, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to easements, restrictions, encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 5208 Cochran Drive, Nashville, TN 37220

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Davidson County DEEDWARR
Recvd: 01/19/05 11:27 2 pgs
Fees:13.00 Taxes:1036.00

20050119-0006699

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 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 27th day of December, 2004.

Angela Weis Word
Angela Weis Word

Randy Word

STATE OF CA
COUNTY OF LA

Personally appeared before me, a Notary Public in and for said County and State, the within named Angela Weis Word and husband, Randy Word, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 27th day of December, 2004.1

Commission expires: 10-3-06

Notary Public

IRVING SELMAN
COMM. #1373098
NOTARY PUBLIC-CALIFORNIA
LOS ANGELES COUNTY
My Comm. Expires October 3, 2006
AWT1 AWT1