REALTY TITLE IS
Box 481

WARRANTY DEED

Please Return To
REALTY TITLE & ESCROW
4721 ANDREW JACKSON PKWY
HERMITAGE, TN 37076

MARIAN S. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $102,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF APRIL, 2005.

Notary Public

MY COMMISSION EXPIRES: 02-04-07

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
204 Rivergate Parkway
Goodlettsville, Tennessee 37072

H-2209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dana Scott	1st Trust Bank for Savings	042-12-0 093.00
(NAME)	(NAME)	
1521 Heritage View Blvd	P.O Box 17257	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Memphis, Tn 38187	
(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, Jerry Harlan and wife, Wanda Harlan, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dana Scott, Unmarried, 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 Number 61 on the Plan of Heritage View Subdivision, Section One, of record in Plat Book 6900, Page 772 Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jerry Harlan and wife, Wanda Harlan, by Warranty Deed from Ted L. Carnahan and wife, Angela Carnahan, dated July 13, 2004, of record in Instrument No. 20040714-0084125, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 1521 Heritage View Blvd, Madison, TN 37115

(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 April, 2005.

Davidson County DEEDWARR
Recvd: 05/03/05 15:12 2 pgs
Fees:13.00 Taxes:379.62
20050503-0049451

Jerry Harlan

Wanda Harlan

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 Jerry Harlan and wife, Wanda Harlan the bargainor(s), with whom I am personally acquainted for 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 Goodlettsville, Tennessee, this 29th day of April, 2005.

Commission Expires: 11-25-07

Darlene Short
Notary Public



RETURN TO: