File No. 20050011

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/05/05 14:42 2 pg
Fees:13.00 Taxes:301.55
20050505-0050908

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,500.00

Donna Washer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF APRIL, 2005.

D. W. McMACKIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

D W McMackin
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)
My Commission Expires: SEPTEMBER 30, 2006

THIS INSTRUMENT WAS PREPARED BY
Sumner Title & Escrow, LLC, 131 Indian Lake Boulevard, Suite 200, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna Washer	WR Starkey Mortgage, L.L.P.	33-16-197
(NAME)	(NAME)	
208 Macfie Drive	5055 West Park Boulevard	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Plano, TX 75093	
(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, Marilyn E. Johnson, an unmarried person, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donna Washer, 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:

Land in Davidson County, Tennessee, being Lot No. 175-A, Zone Lot Division of all lots of phase One of Cedar Bluff Subdivision, of record in Plat Book 6250, pages 836 and 837, amending Plat Book 5200, page 610, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Marilyn E. Johnson, an unmarried person, by deed from Alyce M. Bissinger Kennedy and husband, Darwin E. Kennedy, dated 05/08/97, of record in Book 10454, page 924, Register's Office, Davidson County, Tennessee.

Subject to the plan of record in Book 5200, page 610, and amended in Book 6250, page 836, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 208 Macfie Drive, 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 my hand this 27th day of April, 2005.

Marilyn E. Johnson

File No. 20050011
STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marilyn E. Johnson, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal on April 27, 2005.

Ester Baldwin
Notary Public
My Commission Expires: 7-29-06

