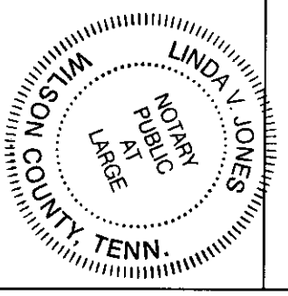
File No. 250500815

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/19/05 10:58 2 pg
Fees:13.00 Taxes:521.70
20050519-0056568



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $141,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF MAY, 2005.

Notary Public

MY COMMISSION EXPIRES: 7-23-05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney
Southern Title Services
4733 Andrew Jackson Pkwy., Suite 1C
Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia D. Alsup	Realty Mortgage Corporation	Map 064-16-0D-0
(NAME)	(NAME)	
1917 Brookmeadow Court	7000 Executive Center Drive	Parcel 062.00
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Brentwood, Tennessee 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **Charles Alsup and Faye Alsup, husband and wife,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Patricia D. Alsup and Chad M. Alsup, wife and husband,** 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 all of Lot No. 176, on the Plan of Section Two, Truxton Park, as shown by plat appearing of record in Instrument No. 20010515-0049898 of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Charles Alsup and Faye Alsup, husband and wife by Warranty Deed dated August 29, 2001 of record in Instrument No. 20010905-0096498 Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Instrument No. 20001030-0107559 and in Instrument No. 20010522-0052910; By-Laws of record in Instrument No. 20001101-0108604; Charter of Homeowners' Association of record in Instrument No. 20001101-0108603; Storm Water Detention Agreement of record in Instrument No. 20000824-0083612; Quitclaim to Homeowners' Association for common area of record in Instrument No. 20050311-0027267; Sanitary Sewer and/or Storm Drainage of record in Instrument No. 20001208-0121300; All matters shown on the plan of record in Instrument No. 20010515-0049898 all in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements 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 1917 Brookmeadow Court, Hermitage, TN 37076
(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 18th day of May, 2005.

Charles Alsup

Faye Alsup

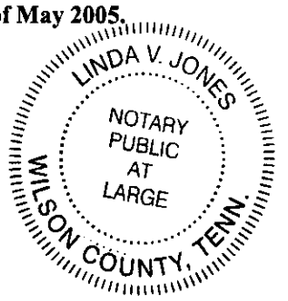
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Charles Alsup and Faye Alsup, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hermitage, Tennessee, this 18th day of May 2005.

Notary Public
My Commission Expires: 7-23-05



(seal)

File Number: 250500815

RETURN TO:
Southern Title Services
4733 Andrew Jackson Pkwy., Suite 1C
Hermitage, TN 37076