WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/07/05 10:17 1 pg
Fees:13.00 Taxes:395.90

20050607-0064842

STATE OF Tennessee
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 107,000.00

Dwight D Bonifacius
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF MARCH, 2005.

Jacqueline G Brown
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

NOTARY PUBLIC AT LARGE
Jacqueline G. Brown
My Commission Expires
January 27, 2007
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Rocco Celebrezze, Esquire, 420 S. Hurstbourne Parkway, Louisville, KY 40222

105023

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dwight D. Bonifacius	Dwight D. Bonifacius	Parcel 49-CO Group 12-0-A
(NAME) 308 Brittany Park Place	(NAME) 308 Brittany Park Place	MAP 162 Field Book 05DU
(ADDRESS) Antioch, TN 37013	(ADDRESS) Antioch, TN 37013	78239
(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, James Curtis Roberts and Barbara Joan Roberts, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dwight D. Bonifacius and Karen L. Bonifacius , husband and wife, 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:
Parcel #49-CO Group 12-0-A Map 162 Field Book 05DU-78239

Land in Davidson County, Tennessee, BEING Lot No. 49 on the Plan of Brittany Park, Phase II, of record in Plat Book 9700, Page 796, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for more complete description thereof.

Being the same property convyed to James Curtis Roberts and Barbara Joan Roberts, husband and wife, by deed dated April 27, 2000, of record as INstrument No. 200005020043914, of record in the Register's Office of Davidson County, Tennessee.

unimproved ☒
This is improved ☐ property, known as 308 Brittany Park Place, Antioch, TN 37013
(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 5th day of March, 2005.

James Curtis Roberts

Barbara Joan Roberts

STATE OF Tennessee
COUNTY OF Williamson

Witness my hand and official seal at Brentwood, Tennessee this.

Commission expires:

JACQUELINE G. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 27, 2007
STATE OF TENNESSEE

Jacqueline G Brown
Notary Public