WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $325,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JUNE, 2005.

Notary Public

MY COMMISSION EXPIRES JULY 19, 2008

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 06/24/05 11:40 2 pgs
Fees:13.00 Taxes:1202.50

20050624-0072870

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Stroop	Countrywide Home Loans	Map 132-01
(NAME)	(NAME)	
1006 Woodvale Drive	P.O. Box 670009	Parcel 19
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Dallas TX 75267-0009	
(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, **JO ED CLARK AND WIFE, BARBARA B. CLARK**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **THOMAS STROOP AND WIFE, VALERIE STROOP**, 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 parts of Lots No. 7, 8 and 9 of Block 15 on the Plan of College Park of record in Book 843, page 29, Register's Office for Davidson County, Tennessee, described according to a survey made by E. L. Miller, Jr. and Company, May 16, 1961, as follows:

Beginning at an iron pin on the northerly margin of Woodvale Drive at the southwest corner of the property conveyed to Robert H. Wright and wife by deed from Harvey G. Crawford and wife, of record in Book 3000, page 267, said Register's Office, as corrected by deed of record in Book 3769, page 491, said Register's Office; thence with Wright's westerly line, north 0 deg. 30' east 188 feet, more or less, to an iron pin in the southerly line of the property conveyed to Charles Edward Bullington and wife by deed from Harvey Crawford and wife, of record in Book 3400, page 458, said Register's Office; thence with Bullington's southerly line, westwardly 42 feet, more or less, to an iron pin in the easterly line of Lot No. 2; thence with the easterly line of Lots No. 2, 3, 4, 5 and 6, southwardly 236 feet, more or less, to the northerly margin of Woodvale Drive; thence with said Drive, south 89 deg. 30' east 164.8 feet to the beginning.

Being the same property conveyed to Jo Ed Clark and wife, Barbara B. Clark, by deed from Harvey Crawford and wife, Eunice S. Crawford, of record in Book 4130, page 814, said Register's Office.

This conveyance is subject to (a) 2005 real property taxes, which have been prorated and assumed by the grantees and (b) all matters appearing on the plan of record in Book 843, page 29, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 1006 Woodvale Drive, Nashville, TN 37204

(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 20th day of June, 2005.

Jo Ed Clark

Barbara B. Clark

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 Jo Ed Clark and Barbara B. Clark, the bargainor, 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 Nashville, Tennessee this 20th day of June, 2005.

Commission expires:



Notary Public