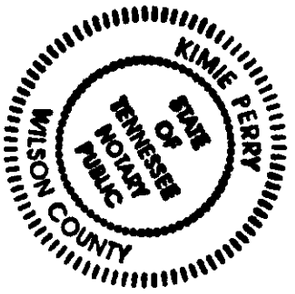
File No. 250700414

WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JULY, 2005.

Notary Public

MY COMMISSION EXPIRES: EXPIRATION DATE: 10-12-08

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
13018 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

Davidson County DEEDWARR
Recvd: 07/28/05 10:56 2 pgs
Fees:13.00 Taxes:333.00

20050728-0088235

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Husmann	World Savings Bank, FSB	144-15-0-103
(NAME)	(NAME)	
5233 Del Vista Way	1901 Harrison Street	
(ADDRESS)	(ADDRESS)	
Rocklin, CA 95765	Oakland, California 94612	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, Glenda Vaughan, Executrix of the Estate of Richard C. Garrett, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
David Husmann and Sari M. Husmann, husband and wife, HEREINAFTER CALLED THE GRANTEE(S), THIER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 53 on the Plan of VILLAGE OF OLD HICKORY, Section D, as of record in Plat Book 1424, Page 65, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Richard C. Garrett by deed from Douglas S. Denning , filed for record on 04/08/1981 at 8:00 am in Book 57306, Page 558, Register's Office for Davidson County, Tennessee. Richard C. Garrett having since died leaving his heirs, Glenda Vaughan, as Executrix.

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 911-913 Elliston Street, Old Hickory, TN 37138
(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 GRANTEE(S), THIER heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), THIER 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 25th day of July, 2005.

Glenda Vaughan, Executrix of the Estate of Richard C. Garrett

By: Glenda Vaughan, Executrix
Glenda Vaughan, Executrix

Attest:

STATE OF TENNESSEE

COUNTY OF WILSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Glenda Vaughan with whom I am personally acquainted and who upon her oath acknowledged herself to be the Executrix of The Estate of Richard C. Garrett the within named bargainer, a corporation, and that, se as such Executrix, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by Glenda Vaughan as such Executrix.

Witness my hand at office this 25th day of July, 2005.

Commission expires:

EXPIRATION DATE: 10-12-08

Notary Public

KIMIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

File Number: 250700414

RETURN TO:
Cumberland Title
13018 Lebanon Road, Suite 100
Mt. Juliet, TN 37122