WARRANTY DEED

BOX 50-B

~~PREPARED~~ BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,400.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: May 24, 2008.

(AFFIX SEAL)

REGINA E. JOHNSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY TENN.

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tom Jones, et ux.,	FIFTH THIRD MORTGAGE	MAP 142-1-A
(NAME)	(NAME)	
8207 Sawyer Brown Road 0-1	PO BOX 170	PAR 95
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	CINCINNATI, OH 45263	
(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, I, **Thomas J. Kush, a married man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Tom Jones and wife, Barbara Jones,** 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:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 0-1 and carport designated No. 0-1-C on the Plan of Section One, River Plantation Condominium Apartments, of record in Book 4460, page 59, Register's Office for said County to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Thomas J. Kush by deed from William J. Wood and wife Louise Wood, of record in Instrument No. 20050713-0080982 , dated June 27, 2005 and filed for record on July 13, and re-recorded in Instrument No. 20050719-0083733, filed for record on July 19, 2005, both in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Taxes for the year 2005 which have been prorated and assumed by the Grantee(s); any and all easements, right of ways, setback lines, covenants and restrictions, zoning regulations, etc., of record in the Register's Office, Davidson County, Tennessee.

This property has never been the principal residence of the Grantor.

unimproved ☐
This is improved ☒ property, known as 8207 Sawyer Brown Road 0-1, Nashville, TN 37221
(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.

Davidson County DEEDWARR
Recvd: 08/01/05 11:49 2 pgs
Fees:13.00 Taxes:582.38
20050801-0089563

Witness my hand this 19th day of July, 2005.

Thomas J. Kush

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Thomas J. Kush**, with whom I am personally acquainted and who upon his oath acknowledged himself to be the person who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal at Nashville, Tennessee this 19th day of July, 2005.

Commission expires: May 24, 2008

REGINA E. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Regina E. Johnson

Notary Public