File No. 50504

WARRANTY DEED

Return to:
First National Financial Title
25 Century Blvd., Ste. 203
Nashville, TN. 37214
N 14285

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $147,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF AUGUST, 2005.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Reginald E. Malone	**WILMINGTON FINANCE**	075-07-0 058.00
(NAME)	(NAME)	
605 Des Moines Drive	**401 PLYMOUTH ROAD, STE. 400**	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	**PLYMOUTH MEETING, PA 19462**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 09/01/05 12:23 2 pgs
Fees:13.00 Taxes:543.90
20050901-0105033

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, Paul David Winfrey and wife, Shirley Ann Winfrey, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Reginald E. Malone, an unmarried man and Alice Faye Kennedy, an unmarried woman, as tenants in common with the right of survivorship, 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:

Being Lot No. 49 in Tulip Grove Subdivision, Section II, as of record in Book 3700, page 122, Register's Office for Davidson County, Tennessee.

Said Lot No. 49 fronts 78.8 feet on the easterly side of Des Moines Drive and runs back 189.45 feet on the southerly line and 239.25 feet on the northerly line, which is a broken line, to a dead line in the rear measuring 96.33 feet thereon.

Being the same property conveyed to Paul David Winfrey and wife, Shirley Ann Winfrey by deed from Vaughn Herman Howard and wife, Mary Jane Howard, dated May 28, 1969, of record in Book 4340, page 105, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 4099, page 239; Book 4134, page 51; and Book 4145, page 91, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 605 Des Moines Drive, 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 our hands this 30th day of August, 2005.

Paul David Winfrey

Shirley Ann Winfrey

File No. 50504

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 Paul David Winfrey and wife, Shirley Ann Winfrey, the bargainor(s), 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 this 30th day of August, 2005.

Commission expires:



Notary Public