Box 14A
19216-3

WARRANTY DEED

Return to: John T. Cook, P.C.
2927 Berry Hill Drive
Nashville, TN 37204

Davidson County DEEDWARR
Recvd: 09/28/05 13:23 2 pgs
Fees:13.00 Taxes:705.68

20050928-0116521

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$190,725.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **26TH DAY OF SEPTEMBER, 2005.**

Notary Public

MY COMMISSION EXPIRES: ~~July 19, 2008~~ 5/30/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ESQUIRE TITLE & ESCROW, INC., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KERRY JANE MULLINS	COUNTRYWIDE HOME LOANS	**83-5-185**
(NAME)	(NAME)	
1104 PETWAY AVENUE	P.O. Box 660694	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37206	Dallas, TX 75266-0694	
(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, **TODD THOMAS ADAMS and JULIE NORTH ADAMS, husband and wife,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KERRY JANE MULLINS,** 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 LOT NO. 17 ON THE PLAN OF COBB'S SUBDIVISION OF THE R.K. BROWN PROPERTY, AS OF RECORD IN BOOK 332, PAGE 144, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JULIE C. NORTH ADAMS AND HUSBAND, TODD T. ADAMS BY DEED FROM ANDREW HELTSLEY OF RECORD IN INSTRUMENT NO. 20040520-0059419 DATED APRIL 30, 2004 AND RECORDED MAY 20, 2004, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

*

unimproved ☐

This is improved ☒ property, known as **1104 PETWAY AVENUE, NASHVILLE, TN 37206**
(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 26th day of September, 2005.

By Karen Hobbs
Power of Attorney

Todd Thomas Adams
TODD THOMAS ADAMS

Julie North Adams
JULIE NORTH ADAMS

By Karen Hobbs
Power of Attorney

* This instrument is being executed in behalf of Todd Adams and Julie Adams, pursuant to a Power of Attorney executed by same on the 26th day of September, 2005, of record in Instrument No. 20050928-0116520, Register's Office for Davidson, County, Tennessee.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared **KAREN HOFF**, on behalf of **TODD THOMAS ADAMS and JULIE NORTH ADAMS, husband and wife** with whom I am personally acquainted, and who, has proved to me beyond satisfactory evidence to be acting as Power Of Attorney for **TODD THOMAS ADAMS and JULIE NORTH ADAMS, husband and wife**, and to be the person who executed the foregoing instrument for the purpose therein contained, and that she executed the same as her free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 26th day of September, 2005.

Commission expires: July 19, 2008



JUSTIN TATUM Notary Public