WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $685,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF OCTOBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 11/24/07

(AFFIX SEAL)

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 10/31/05 12:02 2 pgs
Fees:13.00 Taxes:2534.50

20051031-0131191

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
Sig Kohnen	Wells Fargo Bank, N.A.	Map 104-13
(NAME) 3817 Whitland	(NAME) 11301 Carmel Commons Blvd	Parcel 2
(ADDRESS) Nashville, TN 37205	(ADDRESS) Charlotte, NC 28226	
(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, **STEPHEN L. HINES AND WIFE, MARY G. HINES**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RICHARD B. FRENCH, JR., UNMARRIED,** 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 the westerly 20 feet of Lot No. 1 and the easterly 55 feet of Lot No. 2 of Block "E" on the Map of Whitland Realty Company's Subdivision of record in Plat Book 331, page 141, Register's Office for Davidson County, Tennessee.

Said parts of Lots No. 1 and 2 front together 75 feet on the southerly side of Whitland, formerly Bowling Avenue, and run back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Stephen L. Hines and wife, Mary G. Hines, by deed dated April 15, 1997 from Daniel Brooks Corzine and wife, Frances Douglas Corzine, of record in Book 10420, page 126, said Register's Office.

This conveyance is subject to (a) 2005 real property taxes which have been prorated and assumed by the grantor(s); and (b) all matters appearing on the plan of record in Book 331, page 141, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 3817 Whitland, Nashville, TN 37205

(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 27th day of October, 2005.

Attorney In Fact

Stephen L. Hines by Mary G. Hines,
Attorney in Fact

Mary G. Hines

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 Mary G. Hines, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 27th day of October, 2005.

Commission expires: 11/24/07

JOHN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

On this 27th day of October, 2005, before me personally appeared Mary G. Hines, to me known to be the person who executed the foregoing instrument on behalf of Stephen L. Hines and acknowledged that she executed the same as the free act and deed of Stephen L. Hines.

Witness my hand and seal this 27th day of October, 2005.

Commission expires: 11/24/07

JOHN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Notary Public