BOX 15

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/21/05 15:18 2 pgs
Fees:13.00 Taxes:547.60

20051121-0140557

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF NOVEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 4-22-09
(AFFIX SEAL)

GARY N. WESBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert M. Fielder	Cendant Mortgage Corporation	136-14-103
(NAME)	(NAME)	and
2936 Nautilus Drive	3000 Leadenhall Road	
(ADDRESS)	(ADDRESS)	150-2-46
Nashville, Tennessee 37217	Mount Laurel, NJ 08054	
(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, William J. Hensley and wife B. Diane Hensley, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Becky S. Fielder and husband, Robert M. Fielder. 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. 25 on the Plan of Harbour Town Village, Section 2 of record in Book 4675, Page 146 and 147, Register's Office for said County, to which reference is made for a more complete description. Map & Parcel 136-14-103

AND

Being part of the Reserve Parcel 2, Section 2, Harbour Town Village as of record in Plat Book 4675, page 146 and 147, Register's Office for Davidson County, described as follows:

Beginning at a point in the west margin of Nautilus Drive being the common corner of Lot No. 25 and reserve Parcel 2, thence with the line of Lots 25 northwest 81.2 ft. to a point; thence South 2 deg. 53' W 90.2 feet to a point in the South line of Reserve Parcel 2, thence with the south line of Reserve Parcel 2, 40.6 feet to a point in the margin of Nautilus Drive, thence with the margin of Nautilus Drive 48.35 feet to the point of beginning. Map & Parcel: 150-2-46

Being the same property conveyed to William J. Hensley and wife, B. Diane Hensley, by deed of record in Book 6978, Page 715 and Book 6978, page 927, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 2936 Nautilus Drive, Nashville, TN 37217
(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.

NOV. 16. 2005 5:05PM ADVANTAGE TITLE 615-777-2015 NO. 2269 P. 8

Witness our hands this 17th day of November, 2005.

William J. Hensley

William J. Hensley

B. Diane Hensley

B. Diane Hensley

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 William J. Hensley and B. Diane Hensley 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 17th day of November, 2005.

Commission expires: 5/30/07

Notary Public

KRYSTN T. HEDGES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2007