BOX 13

RETURN TO: **WARRANTY DEED**

10741



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00

Amie Cross
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF DECEMBER, 2005.

Heidi Jo Clayton
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL) 7-25-09

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
Amie C. Cross	Pinnacle Finanical Corporation d/b/a TriStar Lending Group	52-8-92
(NAME)	(NAME)	
900 Connelly Drive	2611 Technology Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Orlando, FL 32804	
(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, Chuck Mayfield also known as Charles A. Mayfield and Linda K. Mayfield, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amie C. Cross, 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:

Being Lot No. 166 on the Plan of Sequoia Valley Subdsivision, Section 4, of record in Book 5200, Page 215, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Chuck Mayfield and wife, Linda K. Mayfield, by deed of record in Instrument No. 20030305-0029079, Register's Office for Davidson County, Tennessee. Chuck Mayfield also known as Charles A. Mayfield.

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

This instrument is executed on behalf of Linda K. Mayfield by Charles A. Mayfield as her Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20051228-0155605, in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1237 Sioux Terrace, Madison, TN 37115
(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: 12/28/05 14:56 2 pgs
Fees:13.00 Taxes:407.00

20051228-0155606

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Witness our hands this 16th day of December, 2005.

Charles A. Mayfield

Linda K. Mayfield by Charles A. Mayfield, her Attorney-in-fact

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 Charles A. Mayfield with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 16th day of December, 2005.

Commission expires:

Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 16th day of December, 2005, before me personally appeared Charles A. Mayfield, the person who executed the foregoing instrument on behalf of Linda K. Mayfield and who acknowledged that he executed the same as the free act and deed of the said Linda K. Mayfield, through Power of Attorney granted him by the said Linda K. Mayfield.

Witness my hand and official seal at Nashville, Tennessee this 16th day of December, 2005.

Commission expires:

Notary Public