WARRANTY DEED

Tax Paid in Williamson County - Property Located in Davidson County

Davidson County DEEDWARR
Recvd: 01/03/06 12:39 2 pgs
Fees:12.00 Taxes:0.00
20060103-0000575

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $248,000.00

James W. Doucette
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF APRIL, 2001.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

JEFF HARRIS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE
My Commission Expires January 26, 2002

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

mul

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Doucette	Bank of America, N.A.	MAP 171-4-A
(NAME) 5564 Nevil Pointe	(NAME) 2059 Northlake Parkway	PARCEL 64
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Tucker Georgia 30084	
(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, **Pulte Homes Tennessee, a Nevada Limited Partnership**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **James W. Doucette , A Single Person**, 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. 54 on the Plan of Revision One, Section Two, Brownstone, as of record in Plat Book 9700, Pages 942 and 943, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Pulte Homes Tennessee, a Nevada Limited Partnership by Warranty Deed from James Edward Brown and wife, Rebecca Sue Brown of record in Book 11113, Page 752, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of –way for public utilities.

unimproved ☐

This is improved ☒ property, known as 5564 Nevil Pointe, Brentwood, TN 37027
(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 20th day of April, 2001.

Pulte Homes Tennessee, a Nevada Limited Partnership

By:

Attest:

BK 2174 PG 718

STATE OF Tennessee
COUNTY OF Davidson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Mary McCloud Poston, with whom I am personally acquainted and who upon his/her oath acknowledged herself to be the Closing Coordinator of Pulte Homes Tennessee, a Nevada Limited Partnership, the within named bargainer, a partnership, and that, he/she as such Closing Corrdinator, being authorized so to do executed the foregoing instrument for the purposes therein contained by signing the name of the partnership by himself/herself as such Closing Corrdinator.

Witness my hand and official seal this 20th day of April, 2001.

My Commission Expires: 12-12-04

Notary Public Mary E Poston

File Number2103104
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

State of Tennessee, County of WILLIAMSON
Received for record the 09 day of
MAY 2001 at 9:25 AM. (REC# 416412)
Recorded in official records
Book 2174 Pages 717- 718
Notebook 66 Page 487
State Tax $ 917.60 Clerks Fee $ 1.00,
Recording $ 10.00, Total $ 928.60,
Register of Deeds SADIE WADE
Deputy Register KELLY FAULKNER