WARRANTY DEED

RACHEL A. ALEXANDER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN My Commission Expires 04/21/2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $270,000.00

June Ballard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF JUNE, 2006.

Rachael A. Alexander
Notary Public

MY COMMISSION EXPIRES:

(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
RICHARD CLARK, JR.	COUNTRYWIDE HOME LOANS	072-16-0
(NAME)	(NAME)	
1800 PORTER ROAD	3011 ARMORY DR. STE. 120	011.00
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37206	NASHVILLE TN 37204	
(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, **LORI BUCKNER,** A MARRIED PERSON, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RICHARD CLARK, JR.**, 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:

LAND in Davidson County, Tennessee, being Lot No. 1 of the Final Plat, 'First Revision' of H. Seymore Gerregano Lot, Sherwood First Addition dated February 26, 2006 of record in Instrument No. 20060621-0074018 said Register's Office for Davidson County Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Lori Buckner, a married person by Deed from Charles W. Patton and wife, Sara Patton of record in Instrument No. 20050613-0067444, Dated June 10, 2005 and Recorded May 13, 2005, Register's Office for Davidson County, Tennessee.

Henry B. Buckner, V, joins in this conveyance to relinquish any and all marital rights he would have in the property.

unimproved ☐

This is improved ☒ property, known as **1800 PORTER ROAD, 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 my hand this 26th day of June, 2006.

Lori Buckner
LORI BUCKNER

HENRY B. BUCKNER, V

Davidson County DEEDWARR
Recvd: 06/27/06 09:52 2 pgs
Fees:13.00 Taxes:999.00

20060627-0076511

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared **LORI BUCKNER AND HENRY B. BUCKNER, V.,** with whom I am personally acquainted, and who, upon oath, acknowledged THEMSELVES to be the persons who executed the foregoing instrument for the purpose therein contained, and that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 26th day of June, 2006.

Commission expires: July 19, 2008

JUSTIN TATUM Notary Public

