File No. 260501652

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/27/06 13:39 2 pgs
Fees:13.00 Taxes:619.75

20060627-0076805

JULIA A. HIRT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JUNE, 2006.

Notary Public

MY COMMISSION EXPIRES ~~June 22, 2009~~ 9.22.07 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney - Southern Title Services
547 N. Mt. Juliet Rd., Suite 100
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David J White	Franklin American	Map 063-16-0B Parcel 216.00
(NAME)	(NAME)	
1444 Aaronwood Drive	500 Corporate Center Dr., #400	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Franklin, TN 37064	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Christopher Webb, unmarried,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David J. White, unmarried**, HEREINAFTER CALLED THE GRANTEE, his 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 all of Lot No. 298, on the Plan of Hampton Park, as shown by plat appearing of record in Plat Book 6900, pages 550-552, corrected in Book 7462, page 445, and in Book 8181, page 112, to change name, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Stanley C. Dorminey, married and Beth A. Dorminey by Warranty Deed dated March 28, 2000 and filed of Record in Instrument No. 20000413-0037185, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Christopher Webb, unmarried by Warranty Deed dated August 12, 2005 of record in Instrument No. 20050907-0107627, Register's Office for Davidson County, Tennessee.

This property subject to: Declaration of Covenants Conditions and Restrictions of Record in Book 7351, page 852, Book 7451, page 739, and in Book 8336, page 393, said Register's Office; Hampton Park Homeowners Association Charter of Record in 7431, page 204, Book 8517, page 762, and in Book 8833, page 216, said Register's Office; Quit Claim to Home Owners Association for open area of Record in Book 8207, page 276, and in Book 8951, page 797, said Register's Office; Sanitary Sewer and or Storm Drainage Easement of Record in Book 11030, page 740, and in Book 11030, page 785, said Register's Office; Public Utility Easement of Record in Book 8657, page 179, said Register's Office; Waterline Easement of Record in Book 8007, page 235, and in Book 7489, page 515, said Register's Office; Subject to any and all matters on plat of Record in Plat Book 6900, page 552, as corrected in Book 7462, page 445, and filed in Book 8181, page 112 to change name; all in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 1444 Aaronwood Drive, Old Hickory, TN 37138
(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 GRANTEE, his heirs and assigns forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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/our hand(s) this 23rd day of June, 2006.

Christopher Webb

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Christopher Webb, 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 purposes therein contained.

Witness my hand at office this 23rd day of June, 2006.

Commission expires: ~~June 22, 2009~~ 9.22.07

~~Linda V. Jones~~ Notary Public

(seal)

JULIA A. HIRT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

File Number: 260501652

RETURN TO:
Southern Title Services
547 N. Mt. Juliet Rd., Suite 100
Mt. Juliet, TN 37122