WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $172,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF SEPTEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: November 30, 2009.
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Accurate Title & Escrow, Inc, 1181 Nashville Pike, Gallatin, TN 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brandon A. Rumbley	Freedom Mortgage Corporation	171-3-B/289.00
(NAME)	(NAME)	
601 Old Hickory Blvd. Townhome 106	400 Interstate N. Pkwy.	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Atlanta, GA 30339-5030	
(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 R. Noffsinger, married, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brandon A. Rumbley and wife, Susan B. Rumbley, 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 Unit No. 51, on the Plan of Phase II, Section Seven, Townhomes of Fredericksburg, as shown on plat of record in Plat Book 9700, page 957, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to William B. Noffsinger, an unmarried man, by Warranty Deed from Pulte Homes Tennessee Limited Partnership, dated June 30, 2000 of record as Instrument Number 20000717-0070121Register's Office for Davidson County, Tennessee. Chasity R. Noffsinger joins in the execution for the purpose of conveying her marital interest.

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property, and taxes for the current year which have been prorated and paid by the seller herein.

unimproved ☐
This is improved ☒ property, known as 601 Old Hickory Blvd. Townhome 106, 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.

Davidson County DEEDWARR
Recvd: 10/23/06 10:48 2 pg:
Fees:13.00 Taxes:636.40

20061023-0130999

Witness my hand this 29th day of September, 2006.

William R. Noffsinger

Chasity Noff

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared, William R. Noffsinger and Chasity R. Noffsinger, who are known to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 9/29/2006

Commission expires: November 30, 2009

Janelle J. McGuire Notary Public

