WARRANTY DEED

JOHN COBB ROCHFORD
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF NOVEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: 1/27/07

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian K. Montgomery and Jennifer P. Montgomery	SunTrust Mortgage, Inc.	
(NAME)	(NAME)	
5010 Manuel Drive	1001 Semmes Avenue	146-12-85
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Richmond, VA 23224	
(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, I, **SUSAN PIERCE BRINTNALL, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BRIAN K. MONTGOMERY AND WIFE, JENNIFER P. MONTGOMERY,** 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. 29, on the Plan of Crivewood, as of record in Book 2331, page 99 Register's Office for Davidson County, Tennessee.

Said Lot No. 29 fronts 85 feet on the easterly margin of Manuel Drive and extends back 203.9 feet on the northerly line and 205.1 feet on the southerly line, to a line in the rear on which it measures 85 feet.

Being the same property conveyed to John C. Brintnall and wife, Susan Pierce Brintnall by deed from R. Clay Early and wife, Martha E. Early, of record in Book 4782, page 789, Register's Office for Davidson County, Tennessee. Also, being the same property conveyed to Susan Pierce Brintnall by deed from John C. Brintnall, of record in Book 7709, page 199, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 5010 Manuel Drive, Nashville, TN 37211

(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 I do covenant with the said GRANTEES 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 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: 12/04/06 16:26 2 pgs
Fees:13.00 Taxes:832.50
20061204-0149601

Witness my hand this 28th day of November, 2006.

Susan Pierce Brintnall

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 Susan Pierce Brintnall, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of November, 2006.

Notary Public

