WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/28/07 15:54 2 pgs
Fees:13.00 Taxes:347.43
20070328-0037268

DAPHNE M. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of March, 2007.

Daphne M. Davis
Notary Public

MY COMMISSION EXPIRES: ~~March 24, 2009~~ 11-14-09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 379 East Main Street
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald White	Donald White	
(NAME)	(NAME)	
654 Delaware Avenue	654 Delaware Avenue	43-5-242
(ADDRESS)	(ADDRESS)	
Madison, TN	Madison, TN 37115	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20070137

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, Teresa Bamford and Robin Wheeler, both unmarried**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Donald White and Candace White, husband and wife**, 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 Nos. 21 and 22 of Block "D" on the Map Cedarcrest Estates, as of record in Book 974, page 15, Register's Office or said County.

Said Lot Nos. 21 and 22 adjoin and front together 50 feet on the Easterly side of Delaware Avenue and run back 305 feet on the Northerly line of Lot No. 21 and 300 feet on the Southerly line of Lot No. 22 to a dead line in the rear measuring 50 feet thereon.

BEING all of the same property conveyed to Teresa Bamford and Robin Wheeler by Trustee's Deed from Benjamin T. Jones, Co-Trustee, dated November 29, 2006 and filed of record in Book 20061206-0150667, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 654 Delaware Avenue, Madison, TN 37115

(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 any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness our hands this 27th day of March, 2007.

Teresa Bamford

Robin Wheeler

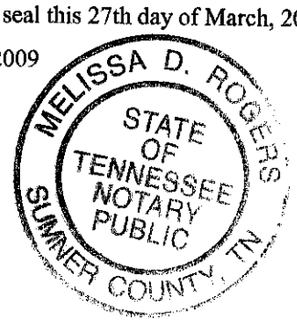
STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Teresa Bamford and Robin Wheeler, both unmarried, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that Teresa Bamford and Robin Wheeler, both unmarried executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 27th day of March, 2007.

Commission expires: March 24, 2009



Melissa D. Rogers

Melissa D. Rogers Notary Public