File No. 20070221

WARRANTY DEED

LURA BRADY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Comm. Expires July 24, 2010

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000.00

Mark E Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF JULY, 2007.

Lura Brady
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sumner Title & Escrow, LLC, 131 Indian Lake Boulevard, Suite 200, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lee A. Bullington	New Owner	26-1-84
(NAME)	(NAME)	
120 East Cedar St.		
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072		
(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, Felicia R. Vinson, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lee A. Bullington, 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. 21 and the easterly ½ of Lot No. 20 on the Map of W.B. Myers' Place, as of record in Book 547, page 41, Register's Office for said County.

Said lot and part of lot adjoin and front together 75 feet on the northerly side of Long Hollow Pike, now East Cedar Street, and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Felicia R. Vinson by deed from Aggie Miller, dated May 3, 1996 and recorded on May 6, 1996 in Record Book 10041, page 449, Register's Office, Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 120 East Cedar St., Goodlettsville, TN 37072
(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 19th day of July, 2007.

Felicia R. Vinson
Felicia R. Vinson

Davidson County DEEDWARR
Recvd: 07/27/07 10:43 2 pgs
Fees:13.00 Taxes:388.50

20070727-0089402

File No. 20070221

State of Tennessee
County of Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Felicia R. Vinson, the bargainor(s), 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 on July 19, 2007

Lura Brady
Notary Public
My Commission Expires: 7-24-2010

LURA BRADY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires July 24, 2010

PREPARED BY AND/OR RETURN TO:
Sumner Title & Escrow, LLC
131 Indian Lake Blvd.
Suite 200
Hendersonville, TN 37075