File No. 270801775

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF OCTOBER, 2007.

Notary Public

MY COMMISSION EXPIRES: February 12, 2008.
(AFFIX SEAL)

TIFFANY R. ADDISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires March 21, 2009

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
505 E. Main Street
Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 10/16/07 09:53 3 pgs
Fees:18.00 Taxes:406.63
20071016-0122450

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Gatewood	Countrywide Home Loans, Inc.	082-07-0-187.00
(NAME) 331 Hancock Street	(NAME) 750 Old Hickory Blvd. #180	
(ADDRESS) Nashville, Tennessee 37207	(ADDRESS) Brentwood, TN 37027	
(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(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **JAMES PARK and ROBIN CROOK PARK, husband and wife,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JAMES GATEWOOD and wife, ANN GATEWOOD**, HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

All that certain parcel of land situate in the County of Davidson, State of Tennessee being known and designated as follows: Lot No. 47 on the East Nashville Real Estate Company's Plan of Lots, as of record in Book 57, Page 11, Register's Office for said County. Said Lot No. 47 fronts 50 feet on the northerly side of Hancock Street and runs back between parallel lines 176 feet to an alley.

Being the same property conveyed to James Park and Robin Crook Park, husband and wife by deed from JP Morgan Chase Bank, National Association f/k/a The Chase Manhattan Bank, as Trustee under the Pooling and Servicing Agreement, dated as of November 1, 1999, among Credit-Based Asset and Servicing and Securitization LLC Asset Backed Funding Corporation, Litton Loan Servicing LP and the Chase Manhattan Bank Asset Backed Funding Trustee 1999-1, Asset Backed Funding Certificates, Series 1999-1 by and through The Bank of New York as its attorney-in-fact, party of the first part; record in Instrument No. 20070302-0033358, dated 038200; Register's Office for said County.

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 331 Hancock Street, Nashville, TN 37207
(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(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hands this 12th day of October, 2007.

James Park

Robin Crook Park

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 James Park and Robin Crook Park, husband and wife the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this the 12th day of October, 2007.

Commission expires: ~~February 12, 2008~~ 1/11/11

Notary Public

File Number: 270801775

RETURN TO:
Cumberland Title
505 E. Main Street
Hendersonville, TN 37075

BRENDA BABER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Prepared by:
Bicentennial Title & Escrow Inc.
2280 Rosa Parks Blvd, Ste 300
Nashville, TN 37228

I, **Kevin Moore**, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Kevin Moore

State of Tennessee

County of Davidson

Personally appeared before me, **Tiffany R Addison**, a notary public for this county and state, **Kevin Moore** who acknowledges that this certification of electronic document is true and correct and whose signature I have witnessed

Tiffany R Addison

My Commission Expires: _____

