WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/09/07 12:42 2 pgs
Fees:13.00 Taxes:554.63

20071109-0132451

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $149,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October, 2007.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

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
George D. Perry	NEW OWNER	Map 150-7
(NAME)	(NAME)	
3417 Daisy Trail		Parcel 441
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
) (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, **JOSEPH MACCA AND WIFE, CRESCENZA MACCA**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DEBBIE TAYLOR, UNMARRIED, AND GEORGE PERRY, UNMARRIED, TENANTS IN COMMON,** 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. 343 on the Plan of The Country, Section 7A, of record in Plat Book 6250, page 308, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Joseph Macca and wife, Crescenza Macca, by deed from Emanuel Macca and wife, Adele Macca, of record in Book 8655, page 685, said Register's Office.

This conveyance is subject to (a) 2007 real property taxes;(b) all matters appearing on the plan of record in Book 6250, page 308, said Register's Office; and (c) restrictive covenants of record in Book 5111, page 606, Book 5281, page 813, Book 5404, page 770, Book 5635, page 547, Book 6175, page 205, Book 6264, page 656, Book 6482, page 682, Book 6594, page 639, Book 6644, page 339, Book 6764, page 735, Book 6865, page 796, Book 7329, page 209, Book 7402, page 977 and Book 7404, page 292, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 3417 Daisy Trail, Antioch, Tennessee 37013

(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

Witness our hands this 31st day of October, 2007.

Joseph Macca

Crescenza Macca

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 Joseph Macca and Crescenza Macca, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31st day of October, 2007.

Commission expires:

KEVIN D. MONTGOMERY NOTARY PUBLIC Exp. 11/24/07 DAVIDSON COUNTY, TENN

Notary Public

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds