WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/27/07 10:14 2 pgs
Fees:13.00 Taxes:515.04
20071127-0137525

Tabitha N. Calhoun STATE OF TENNESSEE NOTARY PUBLIC MY COMMISSION EXPIRES DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,200.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: November 14, 2009.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Return To: Advantage Title and Escrow, 109 Kenner Avenue, Nashville, TN 37205 186

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jefferson M. Furtado	Regions Bank d/b/a Regions Mtg.	05208OA30000CO
(NAME)	(NAME)	
500 Grand Lagoon	Department 2520, P.O. Box 2153	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Birmingham, AL 35287-2520	
(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, David P. Vreeland, married HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jefferson M. Furtado and wife, Linda L. Furtado, 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. 92 on the Plan of Heron Walk, Phase Two, Section Five of record in Plat Book 9700, Page 923, Register's Office for Davidson county, Tennessee, to which reference is made for a more complete legal description.

Being the same property conveyed to David P. Vreeland, by Warranty Deed dated June 30, 2000 from Allen Earps and wife, Betty F. Earps of record in Instrument No. 20000705-0066666, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 500 Grand Lagoon, 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, 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 19 day of November, 2007.

David P. Vreeland

Rosa M. Vreeland

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 David P. Vreeland, and Rosa M. Vreeland with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 19 day of November, 2007.

Commission expires: November 14, 2009

Notary Public

