Return To:
File: 901085

Southeast Title of Tenn.
214 Centerview Drive Suite 101
Brentwood, TN 37027

WARRANTY DEED

FILED Dec 09

BILL GARRETT, Davidson County
Trans: T20090083534 DEEDWARR
Recvd: 12/10/09 14:56 2 pgs
Fees: 13.00 Taxes: 691.90
20091210-0113058

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $187,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF DECEMBER, 2009.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

JENNIFER MARIE CROWELL NOTARY PUBLIC STATE OF TENNESSEE LEWIS COUNTY

Jennifer Crowell
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
April 19, 2010

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott Stinson	WR Starkey Mortgage, Co.	172120B08500CO
(NAME)	(NAME)	
1213 Crestfield Drive	5055 W. Park Blvd. Ste. 300	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Plano, TX 75093	
(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, Angela Lee Masters, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott Stinson, an unmarried man, 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. 390 on the Plan of Bradford Hills, Section 6 of record in plat Book 7900, Page 6 and amended in Plat Book 7900, Page 290, Register's Office for County to which reference is hereby made for a more complete description.

Being the same property conveyed to Angela Lee Master, unmarried, by Warranty Deed dated December 13, 2004 from Matthew P. Work and wife Cheri C. Work of record in Instrument No. 20041222-0152238, Register's Office for Davidson County, Tennessee. The said Angela Lee Master is one and the same as Angela Lee Masters.

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

unimproved ☐

This is improved ☒ property, known as 1213 Crestfield Drive, Nashville, TN 37211

(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 7th day of December, 2009.

Angela Lee Masters

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 Angela Lee Masters, 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 at Franklin, Tennessee this 7th day of December, 2009.

Commission expires:

Notary Public

