

BILL GARRETT, Davidson County
Trans:T20130099043 DEEDWARR
Recvd: 11/21/13 14:04 2 pgs
Fees:13.00 Taxes:560.55
20131121-0120151

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $151,500.00

Elaine C Williamson
Affiant

Subscribed and sworn to before me, this 15TH DAY OF NOVEMBER, 2013.

Mary Birthright
Notary Public

MY COMMISSION EXPIRES:

11-3-15 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hannelore H. Trampert, a widow and Dirk J. Trampert, a single man, as joint tenants with full rights of survivorship	Peoples Home Equity, Inc.	04214006100
	(NAME)	
213 Rhine Drive	5205 Maryland Waym Ste. 100	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Harvey Wayne English and wife, Milda S. English, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Hannelore H. Trampert, a widow and Dirk J. Trampert, a single man, as joint tenants with full rights of survivorship, hereinafter called the Grantees, their heirs and assigns, that 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. 78 ON THE PLAN OF SHERRY HEIGHTS, SECTION 3, AS OF RECORD IN BOOK 2331, PAGES 126 AND 127, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 78 FRONTS 152 FEET ON THE EASTERLY SIDE OF RHINE DRIVE AND EXTENDS BACK 393 FEET ON THE NORTHERLY LINE AND 173 FEET ON THE SOUTHERLY LINE TO A DEAD LINE, MEASURING 264 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO HARVEY WAYNE ENGLISH AND WIFE, NANCI J. ENGLISH BY DEED FROM JACK K. REESE AND WIFE, EVELYN T. REESE OF RECORD IN BOOK 4925, PAGE 717, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. BEING FURTHER CONVEYED TO W.A. MOODY, TRUSTEE FROM NANCI J. ENGLISH AND FROM W.A. MOODY, TRUSTEE TO HARVEY WAYNE ENGLISH BY DEED OF RECORD IN BOOK 6546, PAGE 559, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

MILDA S. ENGLISH JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ALL RIGHT, TITLE AND INTEREST IN AND TO SAID PROPERTY, MARITAL OR OTHERWISE.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR THE YEAR 2014 AND SUBSEQUENT YEARS.

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

unimproved ( )
This is improved (X) property, known as 213 Rhine Drive, 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

WARRANTY DEED
(Continued)

plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 15th day of November, 2013.

Harvey Wayne English

Milda S. English

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Harvey Wayne English and wife, Milda S. English, the herein bargainor(s), 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, this the 15th day of November, 2013.

Notary Public

My Commission Expires: 11-3-15

MARY BIRTHRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

(SEAL)

RETURN TO:
Limestone Title & Escrow, LLC
5200 Maryland Way, Ste. 202
Brentwood, TN 37027