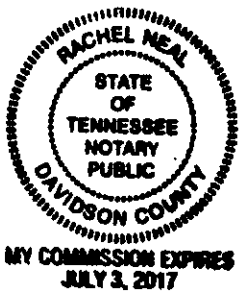
WARRANTY DEED



State of Tennessee
County of Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $168,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of November, 2013

Notary Public

MY COMMISSION EXPIRES: ~~March 10, 2015~~ 07/03/17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stones River Title, LLC, 752 South Church Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Erica A. Cullum	Erica A. Cullum	10203010800
(NAME)	(NAME)	
6543 Marauder Drive	6543 Marauder Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Nashville, TN 37209	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20130099975 DEEDWARR
Recvd: 11/26/13 09:37 2 pgs
Fees:13.00 Taxes:624.93

20131126-0121230

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Warren Ford, and wife Jennifer Ford,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Erica A. Cullum, ~~a single person,~~** *wife and husband, Jeff W. Cullum 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:

BEING all of Lot No. 1234 of Charlotte Park, Section 18, according to plat and survey of record in Plat Book 3600, page 51-52, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description.

Said Lot fronts 72 feet on the Westerly side of Marauder Drive and runs back 143.7 feet on the Northerly line and 146 feet on the Southerly line to a deadline in the rear on which it measures 90.07 feet.

BEING the same property conveyed to Warren Ford and wife, Jennifer Ford by Warranty deed dated May 3, 2011 from Thomas Edward Ford and Warren J Ford, of record in Instrument Number 20110504-0034030, Register's Office, Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 6543 Marauder Drive, Nashville, TN 37209
(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/our hands this 21st day of November, 2013.

Warren Ford

Jennifer Ford

State of Tennessee
County of Rutherford

Personally appeared before me Warren Ford and Jennifer Ford, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 21st day of November, 2013.

Notary Public Kristin L. Brown
My Commission Expires: March 10, 2015

File No.: 20212

