

ASSESSOR OF PROPERTY
PUTNAM COUNTY
MAP 040N GR C PAR 011.00
COMPLETE PART OF

SEND TAX BILLS TO:
Name: City of Cookeville
Address: Cookeville Municipal Building
45 East Broad Street
Cookeville, TN 38501

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN (\$10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged,

I, HAILEY WAITES (formerly known as Hazel Waites), an unmarried person, hereinafter referred to as "GRANTOR," has this day bargained and sold, and do hereby transfer and convey unto the CITY OF COOKEVILLE, its successors and assigns, hereinafter referred to as "GRANTEE", the following described tract or parcel of land located in the FIRST CIVIL DISTRICT OF PUTNAM COUNTY, TENNESSEE, as follows:

Being Lots 6 and 7 of the Woodmont Subdivision, a plat of which is registered in the Register's Office of Putnam County, Tennessee, in Book 80, page 131, and is here referred to for its contents and a more perfect description of the land herein conveyed.

And it is further a part of the consideration that the land herein conveyed is to be used for residential purposes only with only one unit dwelling per lot and with a minimum construction cost of \$12,500.00. The exterior walls are to be of brick, stone, or aluminum, with the exception of small amount of wood or other decorative or trim materials, which is not to exceed 1/5 of the exterior. The said residence to be constructed on the land herein conveyed is to have a minimum of 1250 feet of livable floor space, and is to be located on land hereinafter described a minimum of 50 feet on Lot 7 back from the street, known as Woodmont Circle. It is further a part of the restriction herein that the grantees will strictly comply with City Planning Commission's regulations for building purposes.

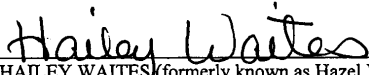
Source of Description: This is the same description as the previous and last conveyance.

Previous and Last Conveyance: The previous and last conveyance being a Warranty Deed of Correction from Roger L. Waites, unto Hailey Waites (formerly known as Hazel Waites), an unmarried person, dated September 11, 2006, and of record in the Register's Office of Putnam County, Tennessee, in Record Book 339, Pages 620-621.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns forever. I covenant that I am lawfully seized and possessed of the lands herein conveyed in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said GRANTEE, its successors and assigns, against the lawful claims of all persons.

WITNESS my hand this the 23 day of April, 2021.


HAILEY WAITES (formerly known as Hazel Waites)

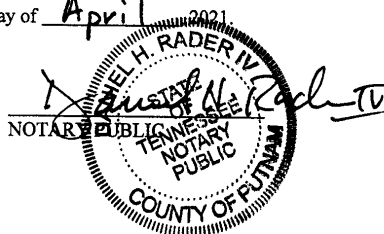
STATE OF TENNESSEE
COUNTY OF PUTNAM

PERSONALLY APPEARED before me, Daniel H. Rader IV, a Notary Public of this county, HAILEY WAITES (formerly known as Hazel Waites), the within named 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, at office, this 23rd day of April, 2021.

My Commission Expires:

5-23-23



Harold Burris, Register
Putnam County

Rec #:	193212	Instrument #:	256007
Rec'd:	10.00	Recorded	
State:	0.00	4/23/2021 at 1:35 PM	
Clerk:	0.00	in Record Book	
Other:	2.00	1297	
Total:	12.00	PGS 622-623	