3

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 93,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF December 19 97

Notary Public

MY COMMISSION EXPIRES: 3/3/99

(NOTARY SEAL)

TCB-ATTY-97-1833

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW

111 W. College Street, Murfreesboro, TN 37130 | 4733 Andrew Jackson Pkwy, #1-C, Hermitage, TN 37076 | 155 Franklin Rd., Suite 150, Brentwood, TN 37027
100 Hazel Path, Suite A, Hendersonville, TN 37075 | 1187 Vultee Boulevard, Nashville, TN 37217 | 1885-C Ft Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Volunteer Investments, Inc.	-SAME-	P/O MAP 57
(NAME)	(NAME)	
5318 Old Hickory Blvd.		PARCEL 26
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37218		
(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, James Bryan Lewis, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Volunteer Investments, Inc.

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 a portion of property conveyed in Deed Book 9263, page 808, and shown as a portion of parcel 26 on the tax map 57, and being described according to a survey by Ray G. Cole, Registered Land Surveyor No. 924, dated November 2, 1997 as follows:

TRACT 1:
Beginning at an iron pin found in the easterly margin, 25 feet from the center line of Old Hickory Boulevard, a corner to Kevin E. Adams (deed book 9661, page 077), and being the most northwest corner of this tract; thence, South 59 degrees 41 minutes 41 seconds East passing an iron pin found at 162.00 feet and in all a total distance of 179.40 feet to a point in the center of a creek, corner to Adams, Thence; North 50 degrees 14 minutes 31 seconds East for a distance of 107.39 feet to a point in the center of said creek, a corner to said Adams, and a corner to James E. Gann (deed book 4463, page 997), Thence, leaving creek, South 87 degrees 55 minutes 04 seconds passing an iron pin found at 63.87 feet and in all a total distance of 702.00 feet to an iron pin found, corner to said Gann, and in the line of Dwight A. Lang (deed book 9688, page 410); Thence, south 07 degrees 43 minutes 21 seconds West for a distance of 258.88 feet to an iron pin set in the line of said Lang, a corner to Tract 2, this survey; Thence, North 87 degrees 04 minutes 14 seconds West for a distance of 1051.76 feet to an iron pin set in the margin of said Old Hickory Boulevard, Thence, with said boulevard, North 30 degrees 18 minutes 19 seconds East for a distance of 289.73 feet to the beginning

TRACT 2:
Beginning at an iron pin found, a corner to Dwight A. Lang (deed book 9688, page 410), a corner to Tract 3, this survey, and being the most southeast

CONTINUED

unimproved ( )
This is improved (X) property, known as 5318 Old Hickory Blvd., Nashville, Tennessee 37218
(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 10th day of December 19 97

James Bryan Lewis

BK/PG 10762/685

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 James Bryan Lewis, unmarried

the bargainor, 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 Brentwood, Tennessee, this 10th day of December, 19 97.

Commission expires 3-3-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
TITLE CONNECTION, INC.

X

☐ 4733 Andrew Jackson Pkwy. #1-C
Hermitage, Tennessee 37076

☐ 100 Hazel Path, Suite A
Hendersonville, Tennessee 37075

☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☐ 557 Sam Ridley Pkwy W., Suite A
Smyrna, Tennessee 37167

☐ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 155 Franklin Road, Suite 150
Brentwood, Tennessee 37027

LEGAL DESCRIPTION CONTINUATION

corner of this tract; thence, North 85 degrees 21 minutes 01 seconds West for a distance of 1174.58 feet to an iron pin set in the easterly margin, 25 feet from the center line of Old Hickory Boulevard; Thence, North 30 degrees 18 minutes 19 seconds East for a distance of 325.00 feet to an iron pin set in the margin of said boulevard, a corner of Tract 1; Thence, leaving said boulevard, South 87 degrees 04 minutes 14 seconds East for a distance of 1051.76 feet to an iron pin set in the line of said Lang, Thence, South 07 degrees 43 minutes 21 seconds West for a distance of 325.00 feet to the point of beginning.

TRACT 3:
Beginning at an iron pin found, a corner to Dwight A. Lang (deed book 9688, page 410), a corner to Tract 2, this survey, and being the most northeast corner of this tract; thence, South 26 degrees 03 minutes 35 seconds West for a distance of 349.93 feet to an iron pin found, corner of Lang; thence, South 66 degrees 03 minutes 53 seconds West for a distance of 230.24 feet to an iron pin set in the line of said Lang; thence, North 78 degrees 29 minutes 15 seconds West for a distance of 1001.85 feet to an iron pin set in the easterly margin, 25 feet from the center of Old Hickory Boulevard, thence, North 29 degrees 41 minutes 12 seconds East for a distance of 157.47 feet to a point in the margin of said boulevard; thence, North 30 degrees 18 minutes 19 seconds East for a distance of 192.54 feet to an iron pin set in the margin of said boulevard; thence, leafing said boulevard, South 85 degrees 21 minutes 01 seconds East for a distance of 1174.58 feet to the beginning.

Being part of the same property conveyed to James Bryan Lewis by Limited Warranty deed from Eva Arlene Cash, Conservator of the Estate of Nellie M. Hale of record in Deed Book 9263, page 808, Register's Office for said County.

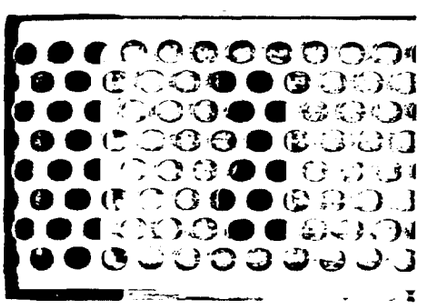
This conveyance is subject to any and all existing easements and restrictions of record.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

98 JAN 20 PM 4:15

0139710

3754 01/20 0101 CHECK 357.10



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10762 PG 687

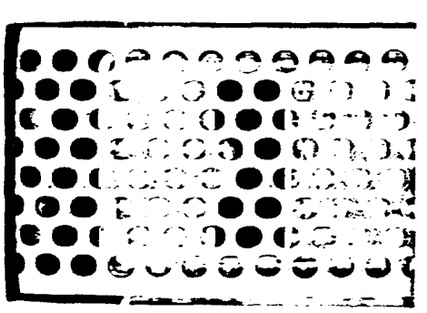
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 93000.00
CON TX 344.10
PRFEE 1.00
WDEED 12.00
TOTAL 357.10
CHECK 357.10

01/20/98 01 16:17 0001 3754

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0391710
IDENTIFICATION REFERENCE
93 JAN 20 PM 4:15
REGISTER
DAVIDSON COUNTY, TN.

No. 1244379