BOOK 11265 PAGE 51

98 DEC 22 PM 4:12
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

IDENTIF. ↑ REFERENCE
U28699

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	] MAP-PARCEL NOS.
[Roy Matlock, Sr. and Martha	[New Owner	]
[Matlock Joint Revocable Living Trust		] Map 71-4
[4928 Franklin Road	[	] Parcel 29
[Nashville, TN 37220	[	]
[This instrument prepared by: Robert J. Notestine, III, Attorney,		
[104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205.		
[		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Thelma Lannom and Laura Irvin (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto Roy Matlock, Sr. and Martha Matlock Joint Revocable Living Trust dated 12/28/93. Roy Matlock, Sr. & Martha Matlock, Trustees (the "Grantee"), their successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 230 on the Map of Joywood Heights, Section II, of record in Book 1130, pages 92 and 93, Register's Office for said County and more particularly described as follows:

Beginning at a point in the West Margin of Woodyhill Drive at the corner of Lots Nos. 229 and 230; thence with the line between said lots 200.1 feet to a point; thence Northerly 35 feet to a point; thence westerly 30.3 feet to a point; thence northerly 30.3 feet to a point; thence with the line between Lots Nos. 230 and 231 easterly 226.7 feet to the westerly margin of Woodyhill Drive; thence southerly with the margin of said Woodyhill Drive 60 feet to the point of beginning. Source of this description: Taken from the deed of record cited in succeeding paragraph.

Being the same property conveyed to Thelma Lannom and Laura Irvin by Personal Representative's Quitclaim Deed from Estate of Josei Irvin of record in Book 9252, page 236, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to:

4219 12/22 0101 03CHECK 14.00

1. Taxes for the year 1999 and subsequent years.
2. Plan of record in Plat Book 1130, pages 92 and 93, said Register's Office for Davidson County, Tennessee.
3. Agreement for Dedication of Easement of record in Book 4155, page 448, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 2626 Woodyhill Drive, Nashville, TN 37207.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $-0-.
[Tax exempt purusant to TCA 67-4-409 (f)
[Transfer to a Revocable Living Trust.

Affiant

[Subscribed and sworn to before me this
[10th day of December, 1998.

Notary Public

My Commission Expires April 22, 2002

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind himself, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 10th day of December, 1998.

Thelma Lannom

Laura Irvin

Thelma Lannom **Laura Irvin**

STATE OF ALABAMA }
COUNTY OF Lauderdale }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Thelma Lannom and Laura Irvin,** the bargainors, 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 at Nashville, Tennessee, this 10th day of December, 1998.

Kenneth Lockwell Jr
NOTARY PUBLIC

My Commission Expires: April 22, 2002

NOTARY PUBLIC ALABAMA STATE AT LARGE