BOOK 11036 PAGE 962 Box 43

WARRANTY DEED

SHELLY A. GARDNER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,500.00

Herbert Milhouse
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF JULY, 1998.

Shelly A. Gardner
Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

My Commission Expires MAY 26, 2002

THIS INSTRUMENT WAS PREPARED BY
TAYLOR, PHILBIN, PIGUE, MARCHETTI & BENNETT, PLLC, 2908 Poston Avenue, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Herbert Milhouse	First American National Bank	70-1-52
(NAME) 3225 West Hamilton Avenue	(NAME) First American Center	13DA 44175
(ADDRESS) Nashville, TN 37218	(ADDRESS) Nashville, TN 37237	
(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, Thaddeus L. Pinkston and wife, Tiffany Pinkston, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Herbert Milhouse and wife, Inez Milhouse, 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:

RE-RECORD BOOK 11555 PAGE 853

289

BEING Lot No. ~~299~~ on the Plan of Treppard Heights, Section IV, of record in Book 2854, Page 16, Register's Office for Davidson County, Tennessee.

Said Lot fronts 80 feet on the southerly side of West Hamilton Avenue and runs back 261.8 feet on the westerly line and 247.9 feet on the easterly line to a dead line in the rear on which it measures 81.3 feet.

BEING the same property conveyed to Thaddeus L. Pinkston by deed from Elizabeth S. Appleton, a widow, of record in Book 9651, Page 604 Register's Office for Davidson County, Tennessee.

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

Tiffany Pinkston, wife of the said Thaddeus L. Pinkston, joins in this conveyance for the purpose of conveying any and all right and title that she may now, or at any time in the future, have in subject property, especially her martal rights.

3821 07/27 0101 03CHECK 311.50

unimproved ☐
This is improved ☒ property, known as 3225 West Hamilton Avenue, Nashville, TN 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/our hand(s) this 24th day of July, 1998.

0467360
DEED REFERENCE
98 JUL 27 PM 3:47
REGISTER
DAVIDSON COUNTY, TN

Thaddeus L. Pinkston
Thaddeus L. Pinkston

Tiffany Pinkston
Tiffany Pinkston

This Instrument is being rerecorded for the Purpose of Correcting the lot number in the legal discription.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING O
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVE

BOOK 11036 PAGE 963

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 Thaddeus L. Pinkston and wife, Tiffany Pinkston, 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 24th day of July, 1998.

Commission expires: May 26, 2002

Shelly A. Gardner — Notary Public

SHELLY A. GARDNER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 26, 2002

RE-RECORD BOOK 11555 PAGE 854

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

RE RECORD

BOOK 11555 PAGE 855

0607225

IDENTIF. ↑ REFERENCE

99 JUL -2 PM 12: 14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

I hereby certify that this is a true copy of original instrument filed in my office in Book 11036 Page 962
This 2nd day of July 19 99
BILL GARRETT Register of Deeds
By: [signature] Deputy Register

7601 07/02 0101 03CHECK 14.00

2

7586 07/02 0101 03CHECK 2.00

0607224

IDENTIF. ↑ REFERENCE

99 JUL -2 AM 11: 56

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.