Instr:200001050001453 Page: 1 OF 2
REC'D FOR REC 01/05/2000 12:36:25PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $177.60

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 38482B FILE BOX "7"

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **48,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17 DAY OF December, 1999.

Notary Public

MY COMMISSION EXPIRES: 9/28/2002

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires SEPT. 28, 2002

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :
ALLEN A. ALMOND TRUST
5133 Harding Rd
Suite 13-1D-300
Nashville, Tn
37205

SEND TAX BILLS TO:
S A M E

MAP-PARCEL #
83-1-282
27W 24625

FOR AND IN 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 **I, JUANITA ELIZABETH HUDDLESTON, a/k/a JUANITA ROBERTS**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ALLEN A. ALMOND TRUST**

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 Lot No. 5 on the map of Eastland Baptist Church Subdivision of Blocks "B" and "C" of Young Wilhoite's Plan of the Douglas Property, as of record in Book 421, page 155, Register's Office for said County.

SAID Lot No. 5 fronts 50 feet on the northerly side of McKennie Avenue and runs back 152 feet 2 inches on the westerly line and 157 feet 10 inches on the easterly line to an alley, measuring 50 feet thereon.

BEING the same property conveyed to Riley Collis Huddleston and wife, Juanita Elizabeth Huddleston, by deed from G. D. Knight and wife, Opal A. Knight, of record in Book 5620, page 615, Register's Office for Davidson County, Tennessee. Riley Collis Huddleston having since died and title now vested solely in Juanita Elizabeth Huddleston as surviving tenant by the entirety and Juanita Elizabeth Huddleston having since remarried and is now known as Juanita Roberts.

Unimproved ( )
This is improved (X) property, known as **1113 McKennie Avenue, Nashville, Tennessee 37206**
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 17TH DAY OF DECEMBER, 1999.

Juanita Elizabeth Huddleston by C. Wayne Huddleston Attorney in Fact
JUANITA ELIZABETH HUDDLESTON a/k/a JUANITA ROBERTS
And JUANITA ELIZABETH JOLLEY HUDDLESTON

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 **JUANITA ELIZABETH HUDDLESTON a/k/a JUANITA ROBERTS**

the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 17 day of December, 1999.

My Commission Expires: 9/28/200

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 17th day of December, 1999, before me personally appeared C. WAYNE HUDDLESTON, to be known to be the person who executed the foregoing instrument in behalf of JUANITA ELIZABETH JOLLEY HUDDLESTON , as her attorney-in-fact, and acknowledged that he executed the same as the free act and deed of the said JUANITA ELIZABETH JOLLEY HUDDLESTON, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 17th day of December, 1999.

NOTARY PUBLIC

My Commission Expires: 9/28/2002

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 28, 2002