# WARRANTY DEED

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Dianna B Woodland
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
14th DAY OF January 2000

Notary Public

MY COMMISSION EXPIRES: 3/23/02
(AFFIX SEAL)

Instr:200001180005487 Page: 1 OF 2
REC'D FOR REC 01/18/2000 11:21:16AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $259.00

**THIS INSTRUMENT WAS PREPARED BY**

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Dianna B. Woodland | Union Planters Bank, National | MAP 43-14 |
| (NAME) | (NAME) | |
| 244 Lanier Drive | 215 Forrest Street | PARCEL 85 |
| (ADDRESS) | (ADDRESS) | |
| Madison, TN 37115 | Hattiesburg, MS 39403 | |
| (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, Rodney N. Killion and Stephen Farmer, Both Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dianna B. Woodland, Unmarried

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. 26 and the northerly 12 feet of Lot No. 27 on the Revised and Corrected Map of Bernice L. Dickerson's Subdivision, not of record and described as follows:

BEGINNING at a point in the westerly margin of Lanier Drive, the common corner of Lots 25 and 26, 1325 feet south of Old Hickory Boulevard; thence with the line between said Lots 25 and 26, westwardly 146.5 feet to a point; thence along the westerly line of Lots 26 and 27, southwestwardly 42 feet to a point at the northwest corner of a part of Lot 27 conveyed to Ernest M. Stokes by deed of record in Book 1116, page 307, Register's Office for Davidson County, Tennessee; thence along Stokes northerly line eastwardly 165 feet more or less to the westerly margin of Lanier Drive, being 12 feet south of the common corner of Lots 26 and 27; thence along the margin of said Drive northwardly along a slight curve, 62 feet to the point of beginning.

Being part of the same property conveyed to Rodney N. Killion and Stephen Farmer by deed from Terry W. Todd and wife, Donna G. Todd, of record in Book 11141, Page 278, Register's Office for Davidson County, Tennessee.

Rodney N. Killion executed this instrument as Attorney-in-Fact on behalf of Stephen Farmer pursuant to Special Power-of-Attorney recorded simultaneously herewith.

unimproved ( )
This is improved ( X ) property, known as 244 Lanier Drive, Madison, TN 37115
(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 our hand S this 14th day of January, 2000

X Rodney N. Killion
Rodney N. Killion
Stephen Farmer
By: X Stephen Farmer
Rodney N. Killion, Attorney-in-fact

Rodney N. Killion

**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 Rodney N. Killion 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 Goodlettsville, Tennessee, this 14th day of January, 2000.

My Commission Expires: 3/23/02

Notary Public

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**STATE OF TENNESSEE**
**COUNTY OF**

Before me, the undersigned, a Notary Public in and for the County and State 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, a corporation, and that _____ as such _____ and _____ being authorized to do so, 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 in _____, Tennessee on this the _____ day of _____, _____.

My Commission Expires: _____

Notary Public

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**STATE OF TENNESSEE**
**COUNTY OF** DAVIDSON

On this 14TH day of January, 2000, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Rodney N. Killion to me known to be the person who executed the foregoing instrument in behalf of Stephen Farmer, and acknowledged that he executed the same as the free act and deed of the said Stephen Farmer.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 14th day of January 2000.

My Commission Expires: 3/23/02

Notary Public

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**STATE OF TENNESSEE**
**COUNTY OF**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted (or proved to me on the basis of satisactory evidence), and who acknowledged to me that _____ is the _____ of _____, a Tennessee limited liability company, and that _____, being authorized so to, executed the within instrument for the puposes therein contained on behalf of the said _____, by signing _____ name as such _____.

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

_____

Notary Public

My Commission Expires: _____