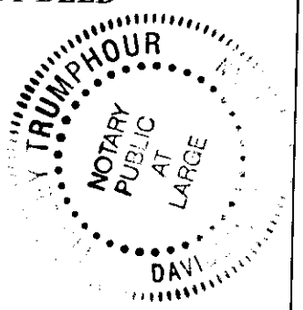
# WARRANTY DEED




STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,000.00

Ellen S Collins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF MAY, 2000.

Notary Public

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

**THIS INSTRUMENT WAS PREPARED BY**
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Instr:200005230051393 Page: 1 OF 2
REC'D FOR REC 05/23/2000 8:25:39AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $199.80

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Wilson P. Collins | Wilson P. Collins | Map 64 |
| (NAME) 4302 Old Hickory Blvd . | (NAME) 4302 Old Hickory Boulevard | Parcel 4 |
| (ADDRESS) 4302 Old Hickory Blvd ., TN 37138 | (ADDRESS) Old Hickory, TN 37138 | Group 13-0 |
| (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,

**VICKIE LADONNNA ALCORN AND ALICE LORENE HINES AND GLENN D. BAKER AND TERRY LYNN BAKER**

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

**WILSON P. COLLINS AND WIFE, ELLEN S. COLLINS**

, 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:

Being Lot No. 19 on the Plan of Berryville, as of record in Plat Book 421, Page 117, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Said Lot No. 19 Fronts 50 feet on the easterly side ofHadley Road, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Virgil R. Baker and wife, Irene W. Baker by deed from Lillian Helton Primm, a widow of record in Deed Book 4317, page 349, Register's Office for said County.

The said Virgil R. Baker having since deceased (1985)leaving Irene W. Baker as surviving Tenant by the entirety. The said Irene W. Baker having since deceased October 3, 1999 leaving Vickie Ladonna Alcorn and Alice Lorene Hines and Glenn D. Baker and Terry Lynn Baker as devisees to said property by will dated September 8, 1995 of record in will Book 230, page 180, Probate Office of Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as 4302 Old Hickory Boulevard, Old Hickory, TN 37138
(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 19th day of May, 2000.

Glenn D. Baker

Vickie Ladonna Alcorn

Terry Lynn Baker

Alice Lorene Hines

State of Tennessee
County of Wilson

Personally appeared before me the undersigned ,a Notary Public in and for said County and State, the within named Vickie Ladonna Alcorn and Alice Lorene Hines and Glenn D. Baker and Terry Lynn Baker the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that their executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 19th day of May, 2000.

My Commission Expires 3/23/02

Notary Public

TRACEY TRUMPHOUR NOTARY PUBLIC AT LARGE TENN. WILSON COUNTY

**File Number200005136**
**RETURN TO:**
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122