20-1-255

Instr:20000627006401 3 Page: 1 OF 2
REC'D FOR REC 06/27/2000 3:42:43PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $204.40

PREPARED BY:
Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067

WARRANTY DEED

THIS INDENTURE is made and entered into this **9th** day of **June, 2000** by and between **RANDY LEE ANDERSON** , herein after referred to as GRANTOR, and **HAROLD GREGORY** , herein after referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **Nashville,** County of **Davidson,** State of Tennessee, more particularly described as follows:

BEING Lot No. 1 on the map showing the Subdivision of Lot No. 38, the east part of Lot No. 37 and the west part of Lot No. 39 in W.S. Ashworth's Subdivision of Lots Nos. 47, 48, 49 and 50 in the Town of Brownsville, of record in Book 547, page 131, Register's Office for said County.

Sais Lot No. 1 fronts 60 feet on the easterly side of Riverside Drive, and runs back between lines, 193.36 feet on the northerly line and 194 feet on the southerly line, with the northerly line of Greenway Avenue, to a dead line, measuring 60 feet thereon.

BEING THE SAME PROPERTY CONVEYED to Randy Lee Anderson by Deed from Lewis Williamson and wife, Alma Elizabeth Williamson and recorded in Book 6908, page 177, Register's Office for Davidson County, Tennessee.

This is improved/unimproved property known as: 1201 Riverside Drive, Nashville, Tennessee 37206

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Randy Lee Anderson

RANDY LEE ANDERSON
Signature of Seller

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, a Notary Public of said County and State, **RANDY LEE ANDERSON**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **9th** day of **June, 2000.**

Lori Lloyd-Be
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires JAN. 31, 2004

Name and Address of Property Owner:
HAROLD GREGORY
1201 Riverside Drive, Nashville, TN 37206

Send Tax Statements to:
America's Wholesale Lender
MSN-SV22, P.O. Box 10212, Van Nuys, CA 91410-0212

MAP & PARCEL # 083-03-0 274.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Williamson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$** $55,243.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Kayce Jones
Affiant

Sworn to and subscribed before me, a Notary Public, this **9th** day of **June, 2000.**

Lori Lloyd-Be
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires My Commission Expires JAN. 31, 2004

RETURN TO:

Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067
20-1-255