WARRANTY DEED

47

Instr:200006300065186 Page: 1 OF 3
REC'D FOR REC 06/30/2000 12:16:21PM
RECORD FEE: $15.00
1. TAX: $0.00 T. TAX: $379.62

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 102,600.00
X Kelly Sowers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
26th DAY OF June 2000

Notary Public

MY COMMISSION EXPIRES: 10.25.03
(AFFIX SEAL)

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
Kelly Sowers (NAME)	Right Mortgage Company (NAME)	MAP 22
5333 Whites Creek Pike (ADDRESS)	106B West Hill Drive (ADDRESS)	PARCEL 225
Whites Creek, TN 37189 (CITY) (STATE) (ZIP)	Lebanon, Tennessee 37087 (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, Billy L. Hood and wife, Deborah F. Hood and Dorothy F. Webb and wife, Clifford E. Webb

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kelly Sowers and Tamika Bolling, Both 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:

BEING a tract of land lying in the 1st Councilmatic District of Davidson County, Tennessee, and being Parcel 225 of Tax Map 22 and being Lot 1, Gardner's One Lot Subdivision as of record in Book 8250, page 635, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING at an iron pin set, said pin being the Easterly right of way of Whites Creek Pike (U.S. 431) and being the Southwest corner of the Nelson R. Gardner, et ux property as of record in Book 5126, page 883, Register's Office for Davidson County, Tennessee, and said pin being the Northwest corner of the herein described tract; thence, with the said Gardner property the follow bearings and distances:

Thence, North 83 degrees 48 minutes 50 seconds East, 236.64 feet to an iron pin set; Thence, North 15 degrees 19 minutes 05 seconds East, 136.74 feet to an iron pin set; Thence, North 87 degrees 37 minutes 31 seconds East, 237.54 feet to an iron pin set; Thence, North 67 degrees 00 minutes 50 seconds East, 170.96 feet to a point in the creek, said point being the westerly of the David R. Wade, III property as of record in Book 6641, page 862, Register's Office for Davidson County, Tennessee; Thence, with the said Wade property the following bearings and distances; Thence, South 26 degrees 54 minutes 59 seconds West, 295.00 feet to an iron pin set; Thence, South 80 degrees 38 minutes 30 seconds West, 75.27 feet to an iron pin set; Thence, South 86 degrees 01 minutes 07 seconds West, 198.19 feet to an pin set; Thence, North 89 degrees 11 minutes 02 seconds West 253.06 feet to an iron pin set in the said Easterly right of way; Thence, with the said Easterly right of way along a curve to the right having a radius of 1318.85 feet, a delta of 02 degrees 15

CONTINUED

unimproved ( )
This is improved (X) property, known as 5333 Whites Creek Pike, Whites Creek, TN 37189
(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 26th day of June 2000

Billy L Hood
Billy L. Hood

Dorothy F. Webb
Dorothy F. Webb

Deborah F Hood
Deborah F. Hood

Clifford E Webb
Clifford E. Webb

LEGAL DESCRIPTION CONTINUATION

minutes 34 seconds, for an arc length of 52.01 feet to the point of beginning, containing 2.03 acres, more or less.

Being part of the same property conveyed to Billy L. Hood and wife, Deborah F. Hood and Dorothy F. Webb and husband, Clifford E. Webb by deed from Nelson R. Gardner and wife, Linda T. Gardner, of record in Book 10868, Page 628, Register's Office for Davidson County, Tennessee.

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 Billy L. Hood and wife, Deborah F. Hood and Dorothy F. Webb and wife, Clifford E. Webb

the bargainor S, 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 Goodlettsville, Tennessee, this 26th day of June, 2000.

Commission expires 10-25-03

Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, 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 at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public