Instr:200008010075648 Page: 1 OF 2
REC'D FOR REC 08/01/2000 9:01:24AM
RECORD FEE: $11.00
T. TAX: $0.00 T. TAX: $255.30

WARRANTY DEED

H-DENNIS-00-0568

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,000.00

Affiant

Subscribed and sworn to before me, this 28th DAY OF July, 2000.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires OCT. 25, 2003

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rodney Allan Boehm	SAME	61-12-52
1241 Plymouth Avenue (ADDRESS)	(NAME) (ADDRESS)	
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we MARY JANE PAGE, WIDOW, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto RODNEY ALLAN BOEHM AND WIFE, MARSHA RUTH BOEHM, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 31 on the map showing the re-subdivision of certain lots in Eastdale Place, as of record in Book 974, page 22, Register's Office for Davidson County, Tennessee.

Said Lot No. 31 fronts 60 feet on the northerly side of Plymouth Avenue and runs back between parallel lines 180 feet to a dead line.

Being the east 15 feet of Lot No. 32 on the map showing re-subdivision of certain Lots in Eastdale Place, as record in Book 974, page 22, Register's Office for said County

Said part of said Lot No. 32 fronts is feet on the northerly side of Plymouth Avenue and runs back between parallel lines 180 feet to a dead line.

Being the same property conveyed to Eugene D. Page and wife, Mary Jane Page, by deed in Book 1390, page 354, and Book 1132, page 626, the said Eugene D. Page having since died property now vest in Mary Jane Page.

unimproved ( )
This is improved (X) property, known as 1241 Plymouth Avenue, Nashville, Tennessee 37216
(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 28th day of July, 2000.

Mary Jane Page

Mary Jane Page

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State the within named Mary Jane Page widow , the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of July, 2000.

My Commission Expires:

NOTARY PUBLIC
LARGE Public

DAVIDSON COUNTY, TENN.

My Commission Expires OCT. 25, 2003

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said 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, 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 _____.

Witness my hand and official seal at office at _____ on this the 28th day of July, 2000.

My Commission Expires _____ _____

Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
RUDY TITLE AND ESCROW, LLC.

☒ 100 Hazel Path, Suite A
Hendersonville, Tennessee 37075

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 2000 Glen Echo Road, Suite 209
Nashville, Tennessee 37215

☐ 4733 Andrew Jackson Parkway, Suite 1-C
Hermitage, Tennessee 37076

☐ 224 Old Hickory Boulevard, Suite B
Nashville, Tennessee 37221

☐ 1770 Kirby Parkway, Suite 207
Forum Building III
Memphis, Tennessee 38138