Box 1

WARRANTY DEED

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

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$73,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **25TH DAY OF AUGUST, 2000.**

Notary Public

MY COMMISSION EXPIRES: January 27, 2001.

(AFFIX SEAL)

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Instr:200008280084358 Page: 1 OF 2
REC'D FOR REC 08/28/2000 8:31:31AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $271.95

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernestine D. Holden	**Southeastern Mortgage of Tennessee, Inc.**	**Map 147-8, Parcel 189**
(NAME)	(NAME)	
4313 Hopewood Drive	**115 29th Ave. South**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	**Nashville, TN 37212**	
(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, **Heirs at Law of Alice Faye Gilbert, deceased, being Keith L. Gilbert and Jennifer Gilbert**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ERNESTINE D. HOLDEN, AN UNMARRIED PERSON**, 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. 14 on the Plan of Section 4, Beverly Heights, of record in Plat Book 5200, Page 263, Register's Office for said County.

Said Lot No. 14 fronts 60.0 feet on the westerly margin of Hopewood Drive and extends back 121.77 feet on the northerly line and 116.12 feet on the southerly line to a broken line in the rear, measuring 60.29 feet thereon.

Being the same property conveyed to Alice Faye Gilbert by deed of record in Book 7687, Page 186, Register's Office for Davidson County, Tennessee. The said Alice Faye Gilbert having since died intestate and title vesting to her heirs at law. Heirs at Law being Keith L. Gilbert and Jennifer Gilbert.

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

This instrument is executed on behalf of Keith L. Gilbert by Jennnifer Gilbert as his Attorney-In-Fact pursuant to Power of Attorney being recorded simultaneously herewith, Register's Office for Davidson County, Tennessee.

The said Jennifer Gilbert being one and the same person as Jennie Gilbert.

The said Keith L. Gilbert being one and the same person as Keith Gilbert.

unimproved ☐

This is improved ☒ property, known as **4313 Hopewood Drive, Nashville, TN 37211**

(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 hands** this **25th day of August, 2000**.

Jennifer Gilbert

The Heirs at Law of Alice Faye Gilbert,

By: Keith Gilbert
Keith L. Gilbert by Jennifer Gilbert, his Atty-in-Fact

Attest:

State of Tennessee
County of Davidson

On this 25th day of August, 2000 before me personally appeared JENNIFER GILBERT, individually and as the person who executed the foregoing instrument on behalf of Keith L. Gilbert, and acknowledged that She executed the same as the free act and deed of the said Keith L. Gilbert, through Power of Attorney granted her, by the said Keith L. Gilbert.

SHARI A. THOMPSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

Commission Expires:
1-27-01