WARRANTY DEED

47

Davidson County DEEDWARR
Recvd: 09/05/00 16:27 2pgs
Fees:11.00 Taxes:351.50

20000905-0087770

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF August 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
Richard H. Patterson (NAME)	Mortgage Investors Group (NAME)	MAP 43-6
601 Anderson Lane (ADDRESS)	8320 East Walker Springs Lane (ADDRESS)	PARCEL 118
Madison, TN 37115 (CITY) (STATE) (ZIP)	Knoxville, TN 37923 (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, Ricky Allen Rollins Devisee of the Last Will and Testament of Alfred B. Rollins, Deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard H. Patterson, 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:

LAND in Davidson County, Tennessee, being Lot No. 42 on the Plan of Farview Section 2, as of record in Book 3600, page 6, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING on the northerly margin of Anderson Lane, at the corner of Lots Nos. 42 and 43; thence with the line between said two lots, northerly 109.4 feet to the corner of Lots Nos. 41, 42 and 43; thence with the line between said Lots Nos. 41 and 42, westerly 124.3 feet to the easterly margin of Snow Avenue; thence with the same, southerly 71.3 feet to the beginning of a curve, thence around said curve, having a radius of 25 feet, southeasterly 35.8 feet to the northerly margin of Anderson Lane; thence with the same, easterly 88 feet to the beginning.

Being the same property conveyed to Alfred B. Rollins by deed from Robert Lee Gentry and wife, Reba Jean Gentry, of record in Book 6742, Page 10, Register's Office for Davidson County, Tennessee. The said Alfred B. Rollins having since died and by Last Will and Testament of Will Book 215, Page 771, in the Probate Court for Davidson County, Tennessee, said property was devised to Ricky Allen Rollins.

unimproved ( )
This is improved (X) property, known as 601 Anderson Lane, Madison, TN 37115
(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 hand this 31st day of August 2000

Ricky Allen Rollins

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 Ricky Allen Rollins

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 31st day of August 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 _____ 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 _____, 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