# WARRANTY DEED

BK 34

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 84,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF September, 2000

Notary Public

MY COMMISSION EXPIRES: 12-18-00
(AFFIX SEAL)

MARK R. SHARBER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

**THIS INSTRUMENT WAS PREPARED BY**
Leon Sharber, Attorney, 1161 Murfreesboro Road, Suite [illegible], Nashville, Tennessee 37217

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Annette Buford (NAME) | Right Mortgage Company (NAME) | 69-12 |
| 2209 Courtney Avenue (ADDRESS) | 106B West Hill Drive (ADDRESS) | |
| Nashville, Tennessee 37218 (CITY) (STATE) (ZIP) | Lebanon, TN 37087 (CITY) (STATE) (ZIP) | 58.00 |

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, Mary R. Massey, married and Susan Massey, unmarried, as "joint tenants" with right of survivorship.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Annette Buford

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 Lot No. 17 on the Plan of Orchard Hill of record in Book 2663, Page 98, Register's Office for Davidson County, Tennessee, and described as follows: Beginning at a point in the Northwesterly margin of Courtney Avenue, at the corner of Lots Nos. 17 and 18; thence with the line between said lots, Northwesterly 140 feet to a corner of Lot No. 16; thence with the line between Lot Nos. 16 and 17, Southwesterly 140 feet to the Northeasterly margin of Courtney Court; thence with the margin of the same, Southeasterly 115 feet to the beginning of a curve; thence around said curve, Easterly 39.3 feet to the Northwesterly margin of Courtney Avenue; thence with the margin of the same, Northeasterly 115 feet to the point of beginning.

For source of title reference is made to Book 11236, Page 721, Register's Office for Davidson County, Tennessee.

Subject to restrictions filed of record in Book 2860, Page 283, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 09/20/00 08:30 2pgs
Fees:11.00 Taxes:312.65

20000920-0093322

unimproved ( )
This is improved ( X ) property, known as *2209 Courtney Ave., Nashville, Tennessee 37218
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
*Property aka: 3300 Courtney Court, Nashville, TN 37218

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 15th day of September, 2000

Mary R. Massey
Mary R. Massey

Susan Massey
Susan Massey

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 Mary R. Massey, married and Susan Massey, unmarried, as "joint tenants" with right of survivorship.

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 Nashville, Tennessee, this 15th day of September, 2000.

Commission expires 12-18-00

Notary Public

MARK R. SHARBER
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TN

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