Davidson County DEEDWARR
Recvd: 09/26/00 10:22 2pgs
Fees:11.00 Taxes:436.60
20000926-0095199

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,000.00.

M. Kelly Lisk, Jr.
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 14th day of September, 2000.

Notary Public

WILLIAM S. CARMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: 12-23-2001

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Angela Sue Sweeney
269 Bell Road
Nashville, TN 37217

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map\Parcel: 153L, Gr K, parcel 19.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Jay R. Wilfong** hereinafter referred to as Grantors, hereby transfers and conveys to **Angela Sue Sweeney, an unmarried woman** hereinafter referred to as 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. 302 on the Plan of Edge-O-Lake Estates, section 5 of record in Book 3500, page 126, Register's Office for Davidson County, Tennessee to which plat reference is made for a more complete description.

Being the same property conveyed to Jay R. Wilfong and wife, Cynthia Wilfong by deed from Marlene Withrow Russell by instrument of record in Book 11655, page 38, Register's Office for Davidson County, Tennessee. Cynthia Wilfong having since quitclaimed said property to Jay R. Wilfong by instrument of record in Instrument Number 200007130069560, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 3500, Page 126, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 3853, Page 65, Register's Office for Davidson County, Tennessee.

County taxes for the year 2000 are a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 269 Bell Road, Nashville, TN 37217.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 14th day of September, 2000.

Jay R. Wilfong

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jay R. Wilfong, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of September, 2000.

Notary Public

12-23-2001
My Commission Expires

WILLIAM S. CARMAN
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

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