Davidson County DEEDWARR
Recvd: 09/26/00 11:50 2pgs
Fees:11.00 Taxes:348.73

20000926-0095245

File Box #24

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 94,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF September 2000

Notary Public

MY COMMISSION EXPIRES: 1-26-2002
(AFFIX SEAL)

NOTARY PUBLIC LARGE

THIS INSTRUMENT WAS PREPARED BY
Title Escrow, Inc., 640 Spence Lane, Suite 218, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Neal Sullivan	Union Planters Bank,	MAP 41, GROUP 7
(NAME)	(NAME)	
214 Wallace Road	215 Forrest Street	PARCEL 5.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Hattiesburg, MS 39403	10D34875
(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, Ronald Sesler and Judy Peek

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Neal Sullivan, 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:

BEING Lot 13, Plan of Bell Knob, of record in Book 2854, Page 116, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Herschel D. Sesler and wife, Marjorie Ann Sesler by deed from Union Trust Company, of record in Book 4074, Page 544, Register's Office, Davidson County, Tennessee. The said Marjorie Ann Sesler having predeceased Herschel D. Sesler, and Herschel D. Sesler is also now deceased. Property is now vested in Ronald Sesler and Judy Peek by Will of Herschel D. Sesler, Probate #99P-1928, of record in Book 232, Page 497, Probate Court, Davidson County, Tennessee. Eva H. Sesler conveyed her life estate to Ronald D. Sesler and Judy C. Peek by Quitclaim Deed, of record in Instr:200007110068484, Register's Office, Davidson County, Tennessee. Ronald Sesler and Ronald D. Sesler is one in the same person. Judy Peek and Judy C. Peek is one in the same person.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 3127, Page 43, said Register's Office.

This conveyance is subject to minimum building setback line and public utility easement of record in Book 2854, Page 116, said Register's Office.

This is improved (X) unimproved ( ) property, known as 1209 Goodmorning Drive, Nashville, TN 37207
(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 hand s this 21st day of September, 2000

Ronald Sesler

Ronald Sesler

Judy Peek

Judy Peek

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 Ronald Sesler and Judy Peek

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 21st day of September 2000.

Commission expires 1-26-2002

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