WARRANTY DEED

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

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$138,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **1ST DAY OF SEPTEMBER, 2000.**

Notary Public

MY COMMISSION EXPIRES: 2-18-01
(AFFIX SEAL)

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
Theodrick A. Cooke	**Union Planters Bank, N.A.**	**Map 83-6, Parcel 376**
(NAME)	(NAME)	
500 North 18th Street	**112 Long Hollow Pike**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	**Goodlettsville, TN 37072**	
(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, **Joe Cleghorn Jr. and wife Tena E. Cleghorn**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Theodrick A. Cooke, 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 part of Lot no. 7 on the Plan of W.L. Horn's Spout Spring Addition, as of record in Book 57, page 106, Register's Office for said County.

Beginning at the northwest corner of McEwen Avenue and North 18th Street, formerly Roy Street; thence with the westerly margin of North 18th Street, northwardly 56 feet to Katie May Ormes' southeast corner; thence with her southerly line westwardly 159 feet; thence southwardly 56 feet to the northerly margin of McEwen Avenue; thence with said Avenue eastwardly 159 feet to the beginning.

Being the same property conveyed to Joe Cleghorn, Jr. and wife, Tena E. Cleghorn by deed of record in Instrument No. 2000608005741 and corrected in Instrument No. 200006270064010, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Tena E. Cleghorn by Joe Cleghorn, Jr. as her Attorney-In-Fact pursuant to Power of Attorney being recorded simultaneously herewith, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 10/11/00 09:28 2pgs
Fees:11.00 Taxes:510.60
20001011-0100854

unimproved ☐

This is improved ☒ property, known as **500 North 18th Street, Nashville, TN 37206**
(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/our hand(s)** this **1st day of September, 2000**.

Joe Cleghorn Jr.

Tena E. Cleghorn by Joe Cleghorn P.O.A.
Tena E. Cleghorn

State of Tennessee
County of Davidson

On this 1st day of September, 2000 before me personally appeared Joe Cleghorn, Jr., the person who executed the foregoing instrument individually and on behalf of Tena E. Cleghorn, and acknowledged that he executed the same as the free act and deed of the said Tena E. Cleghorn, through Power of Attorney granted him, by the said Tena E. Cleghorn.

Notary Public

Commission Expires:

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 Joe Cleghorn, Jr. bargainor(s), 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 Antioch, Tennesseee, this 1st day of September, 2000.

Commission expires: 2/18/01

Notary Public