Return TO:

This Instrument Was Prepared By:
W. William Davis, Attorney, PC
219 Ward Circle, Suite 3
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 10/26/00 10:08 2pgs
Fees:11.00 Taxes:395.90
20001026-0106090

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantees, the receipt of which is hereby acknowledged, We, Martha Jean West and Harold Steven West, ("Grantors") have bargained and sold, and do hereby bargain, sell and convey unto Donald W. Grubbs and wife, Connie S. Grubbs, ("Grantees") the following described real estate located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, BEING Lot No. 32 on the Plan of Riverwood Terrace Subdivision, a plat of which is of record in Plat Book 1835, page134, Register's Office of Davidson County, Tennessee, to which reference is hereby made for further description of said property.

Being the same property conveyed to Riland N. West and wife, Martha J. West by Warranty Deed of David M. Thomason and wife, Billie Faye Thompson, dated July 19, 1993, and of record in Book 9020, page 3, Register's Office. By Quitclaim Deed of record in Book 9954, page 804, said Register's Office, Riland N. West conveyed all of his right, title and interest in and to the herein described property to Martha Jean West. Property is now vested in Martha Jean West and Harold Steven West by Quitclaim Deed of Ronald K. Nevin, Trustee, which is being recorded simultaneously herewith.

This property is known as 2701 Shadow Lane, Nashville, TN 37216

This conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with the appurtenances, estate title and interest thereto belonging to the Grantees their heirs and assigns in fee simple forever.

Grantors do hereby covenant with the Grantees that the Grantors are lawfully possessed of said land in fee simple, the Grantors have good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantors will warrant and forever defend against the lawful claims of all persons.

WITNESS the signatures of the Grantors this 12 day of October, 2000.

Martha Jean West
Martha Jean West

Harold Steven West
Harold Steven West

Re\deed.grubbs

STATE OF TENNESSEE

COUNTY OF DAVIDSON

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Martha Jean West and Harold Steven West, personally appeared before me and are known or proved to me to be the persons who being informed of the contents of the foregoing instrument have executed same and acknowledged said instrument to be their free and voluntary act and deed and that they executed said instrument for the purposes and uses therein set forth.

Witness my hand and official seal this 12 day of October, 2000.

Notary Public

My Commission Expires:_____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 29, 2003

STATE OF TENNESSEE

COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $107,,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 12 day of October, 2000.

Notary Public

Commission Expiration:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 29, 2003

RETURN TO:

W. William Davis, Attorney, PC
219 Ward Circle, #3
Brentwood, TN 37027

SEND TAX BILLS TO:

New Owners

PROPERTY ADDRESS:

2701 Shadow Lane
Nashville, TN 37216

MAP & PARCEL:
73-6-11

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