WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ~~ACTUAL~~ CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF OCTOBER, 2000.

Notary Public

MY COMMISSION EXPIRES: 5-20-02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bruce Balcom, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kevin Buchanan	Kevin Buchanan	83 14-112
(NAME)	(NAME)	
1626 Russel St.	1626 Russel St.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203	Nashville, TN 37203	
(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, Leon V. Williams , Married, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kevin Buchanan and, Laura Kresge, 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:

SEE ATTACHED EXHIBIT A

Davidson County DEEDWARR
Recvd: 11/06/00 11:19 2pgs
Fees:11.00 Taxes:469.90

20001106-0109971

unimproved
This is improved ☒ property, known as 1626 Russel St., Nashville, TN 37203
(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 31st day of October, 2000.

Leon V. Williams

Leon V. Williams

Jannie (Gray) Williams

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public, personally appeared Leon V. Williams and Jannie (Gray) Williams and acknowledged that he/she/they executed the foregoing Warranty Deed as the Grantor for the purposes contained therein. Witness my hand and official seal at Davidson County, Tennessee this 10/31/00

Commission expires:
5-20-02

Notary Public

Return to.
All-Star Title, Inc
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543

File No.: 11002247

EXHIBIT A

Being Lot No. 58, on the Plan of Lindsley Subdivision of the Chadwell Tract, as of record in Book 2, page 24, Chancery Court at Nashville, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for more complete and accurate description

Being the same property conveyed to Leon V. Williams, single by Deed from Bryant G. Tow, single dated 1/12/93, recorded 1/14/93 in Book 8840, page 774,Register's Office for Davidson County, Tennessee. And further being conveyed to Kevin Buchanan and, Laura Kresge by Deed being recorded simultaneously herewith.
Property Address:
1626 Russel St.
Nashville, Tennessee 37203