PREPARED BY (AND RETURN TO):

**WILKINS & IVEY**
Attorneys At Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *wilkinsandivey@bellsouth.net*

Davidson County DEEDWARR
Recvd: 11/14/00 12:30 2pgs
Fees:11.00 Taxes:307.10
20001114-0112842

W & I Ref: (sk) Title No: 42018
Dav. Co. File: Box 8

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| Theresa H. Collins<br>108 McMurray Circle<br>Nashville, TN 37211 | Bank of America<br>6200 Gateway<br>Cypress, CA 90630-4842 |

**TAX MAP-PARCEL NUMBERS: 147-16-A-008**

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$ 83,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Gerald W. Grinestaff and spouse, Joanna T. Grinestaff,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Theresa H. Collins,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 8 on the Plan of McMurray Court of record in Plat Book 6250, page 230, amended in Book 6606, page 144, Register's Office for said County to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Gerald W. Grinestaff and wife, Joanna T. Grinestaff by deed from David L. Barnhart and wife, Elizabeth E. Barnhart of record in Book 7886, page 895, Register's Office for Davidson County, Tennessee.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6250, Page 230 and amended in Book 6606, page 144, said Register's Office; The Declaration of Covenants, Conditions and Restrictions of record in Book 6446, page 539, Book 6481, page 849, Book 7338, page 23, Book 8631, page 850, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

**This is improved property, known as:** 108 McMurray Circle, Nashville, TN 37211

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 10th day of November, 2000.

Gerald W. Grinestaff

Joanna T. Grinestaff

**State of Tennessee**
**County of Davidson**

On this 10th day of November, 2000, before me the undersigned authority, personally appeared **Gerald W. Grinestaff** and **Joanna T. Grinestaff**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004

**State of Tennessee**
**County of Davidson**

## AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 83,000.00

Theresa H. Collins
Affiant

Sworn and subscribed before me on the 10th day of November, 2000.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004