WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/13/00 09:08 2pgs
Fees:11.00 Taxes:188.33

20001213-0122598

ET-00-0702

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,900.00

Affiant

Subscribed and sworn to before me, this 20th DAY OF November, 2000.

Notary Public

MY COMMISSION EXPIRES: 9-9-03

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terissa L. Cantrell, a single person	Suntrust Bank	
(NAME)	(NAME)	
1000 Dew Street	201 Fourth Ave N. 7th Floor	093-04-0-091.00
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37206	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we ROY A. AUSTIN AND WIFE, BETSY R. AUSTIN, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto TERISSA L. CANTRELL, A SINGLE PERSON, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A certain tract of parcel of land in Davidson Conty, Tennessee, being the westerly part of Lot No 58 and the west 50 feet of Lots 59 and 60, on the map of the subdivision of Lot No 3 of the W.H. Hobson's subdivision, as of record in Book 421, Page 78, Register's Office for Davidson County, Tennessee, and being part of Lot No. 9 on the unrecorded map showing Smith and Bishops resubdivision of certain lots, and described according to survey made by James A. Hamilton, Jr. Surveyor, dated September 25, 1963, as follows ; beginning at a point in south margin of Dew Streeet, formerly Cadwell Street; said point being the most Easterly corner of a triangular part of said lot that was conveyed to the Nashville Housing Authority, by Deed of record in Book 3317, Page 340, Register's Office; thence with the margin of said Dew Street, Easterly 7.58 feet, more or less, to a point at the corner of Lots 9 and 10 on said unrecorded plan; thence with the line between said lots, southerly 165 feet more or less to a point in a fence line; thence along said fence, westerly 60 feet to the margin of south 10th Street; thence with margin of the same, Northeasterly 140 feet more or less, to a corner of the tract that was conveyed to the Nashville Housing Authority, above referred to; thence along the line of said tract, Northerly around a curve, 42.3 feet to a concrete monument; and continuing Northeasterly around a curve, 16.92 feet to the point of beginning.

Being the same property being conveyed to Roy A. Austin and Betsy R. Austin by deed of record in Book 9746, Page 974, said Register's Office.

This conveyance is subject to restrictions and easements of record in Plat Book 421, Page 78, said Register's Office.

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

unimproved ( )
This is improved (X) property, known as 1000 Dew Street, Nashville, Tennessee 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 20th day of November, 2000.

Roy A. Austin

Betsy R. Austin

State of Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Roy A. Austin , the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 20th day of November, 2000.

My Commission Expires: 9/13/03

Beverly J. Heatherly
Notary Public

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State 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 _____.

Witness my hand and official seal at office at _____ on this the 20th day of November, 2000.

My Commission Expires _____

_____
Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
EXECUTIVE TITLE LLC
3584 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122