WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $72,000.00

Willie B. Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF DECEMBER, 2000.

Notary Public

MY COMMISSION EXPIRES: 3/23/02

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE TRACEY TRUMPHOUR

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 12/20/00 11:16 2pgs
Fees:11.00 Taxes:266.40
20001220-0124688

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie B. Allen	Willie B. Allen	Map 96-14
(NAME) 3047 Boulder Park Dr.	(NAME) 3047 Boulder Park Drive	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Nashville, TN. 37214	Parcel 226
(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,

Sidney L. Houston and Wife, Nannette Houston

, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Willie B. Allen , unmarried

, 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:

Being Lot No. 42, on the Plan of Hickory Bend, Section 3, as of record in Book 3600, page 42, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Sidney L. Houston, married by deed from Frances Combs, unmarried , of record in Deed Book 10115, Page 768, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Deed Book 3642, Page 478, Register's Office of said County.

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

unimproved ☐

This is improved ☒ property, known as 3047 Boulder Park Dr., Nashville, TN 37214

(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.

x Sidney L. Houston
Sidney L. Houston

Nannette Houston
Nannette Houston

STATE of TENNESSEE
COUNTY of WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sidney L. Houston and Wife, Nannette Houston the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 18th day of November, 2000
My Commission Expires: 3/23/02

Notary Public

NOTARY PUBLIC AT LARGE WILSON COUNTY TENN. TRUMPHOUR

File Number200010254
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122