Davidson County DEEDWARR
Recvd: 12/21/00 13:49 2pgs
Fees:11.00 Taxes:148.74

20001221-0125163

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **39481** FILE BOX "7"

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 40,200.00.**

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS THE
THIS _____ DAY OF DECEMBER, 2000.

_____
Notary Public

MY COMMISSION EXPIRES: 5/20/03

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
EDDIE G. BRITT **6833 Old Charlotte Pike** **Nashville, TN 37209**	**S A M E**	**51-1-10**

FOR AND IN 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 **THE CHASE MANHATTAN BANK, SUCCESSOR BY MERGER TO CHASE BANK OF TEXAS, N.A., FORMERLY KNOWN AS TEXAS COMMERCE BANK, NA as custodian**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **EDDIE G. BRITT**

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. 16 on the Plan of Due West Valley Acres, not of record, and described according to a survey made by H. R. Swann, Jr., Surveyor, dated April 20, 1947, as follows:

Beginning at a point in the North margin of New Due West Avenue, formerly Due West Avenue, at the corner of Lots Nos. 15 and 16; thence, with the line between said Lots northerly 602.57 feet to a point; thence, easterly 100 feet to a point at the corner of Lots Nos. 16 and 17; thence, with the line between said Lots, southerly 605.12 feet to the North margin of New Due West Avenue, formerly Due West Avenue; thence, with the margin of the same westerly 100 feet to the beginning.

Being the same property conveyed to Chase Bank of Texas, N.A., f/k/a Texas Commerce Bank N.A.; as custodian, by Substitute Trustee's Deed from Clifton E. Darnell, Substitute Trustee, of record in Instr: 20000905-0087639, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as **1002 Due West Avenue, Madison, Tennessee 37115**
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 ITS HAND THIS 7th **DAY OF DECEMBER, 2000.**

THE CHASE MANHATTAN BANK, Successor by Merger to Chase Bank of Texas, NA, Formerly known as Texas Commerce Bank, NA, as Custodian

By: _____
P. GONZALES , ASST. VICE PRESIDENT

STATE OF TEXAS)
COUNTY OF HARRIS)

Before me, THE UNDERSIGNED, A Notary Public in and for the State and County aforesaid, personally appeared P. GONZALES with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the ASST. VICE PRESIDENT of The Chase Manhattan Bank, Successor by Merger to Chase Bank of Texas, NA, Formerly known as Texas Commerce Bank, NA as custodian, and that he as such ASST. VICE PRESIDENT, executed the foregoing instrument for the purpose therein contained, by signing the name of the Bank, by himself as ASST. VICE PRESIDENT.

WITNESS my hand and official seal at 1111 Faninn st/ 12th floor, Houston, Texas this the 7th day of December, 2000.

NOTARY PUBLIC

My Commission Expires: 9/11/2003

DEBRA HILSGEN
NOTARY PUBLIC
STATE OF TEXAS
My Comm. Exp. 9-11-2003