02

Realty 484

This Instrument Prepared by:

KIRKSEY & McNAMEE PLC (CPC)
109 Westpark Dr., Suite 360
Brentwood, Tennessee 37024

Davidson County DEEDWARR
Recvd: 01/09/01 13:28 2pgs
Fees:11.00 Taxes:806.60
20010109-0002809

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel Nos.
Terry L. Fulton 4400 Belmont Park Terrace, Unit 169 Nashville, TN 37215	Same as Owner	131-03-C 169.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $218,000.00.

Affiant

Subscribed and sworn to before me this 5th day of January, 2001.

Brenda C. Davis
Notary Public

My Commission Expires: 10-25-2003

BRENDA C. DAVIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 25, 2003

FOR AND IN CONSIDERATION OF the sum of TEN AND 00/100 DOLLARS ($10.00), cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **GERALD B. KIRKSEY** and wife, **SUSAN G. KIRKSEY**, (hereinafter "Grantors") has bargained and sold, and by these presents does hereby transfer and convey unto, **TERRY L. FULTON, unmarried,** (hereinafter "Grantee"), her heirs and assigns, the following described real property located in Davidson County, Tennessee, to wit:

LAND located in Davidson County, Tennessee, being Building Site No. 169 on the Plan of Arden Place, Section V, as of record in Book 4955, page 41, Register's Office for Davidson County, Tennessee, reference to which plat is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Gerald B. Kirksey and wife, Susan G. Kirksey, by deed from Joyce P. Shaddix, unmarried, of record in Book 10918, page 101, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth of record in Book 4754, page 455, Book 4819, page 564, Book 4916, page 277, Book 5019, page 942, Book 5091, page 66, Book 5129, page 126, Book 5163, page 384, Book 5231, page 345, Book 5351, page 592, Book 5514, page 636, and Book 4628, page 473, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is the same description used in the previous deed.

This is improved property, known as 4400 Belmont Park Terrace, Unit 169, Nashville, TN 37215.

This conveyance is subject to the property taxes for 2001 and subsequent years and all matters referenced hereinabove.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title and interest thereto belonging to **Grantee**, her heirs and assigns forever;

AND **Grantors** covenant with the said **Grantee**, that they are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and same is unencumbered, except as set forth hereinabove.

AND **Grantors** further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said land to **Grantee**, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said **Grantors** have caused these presents to be signed this 5th day of January, 2001.

Gerald B. Kirksey

Susan G. Kirksey

STATE OF TENNESSEE
COUNTY OF Williamson

On this 5th day of January, 2001, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Gerald B. Kirksey and Susan G. Kirksey, and known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 5th day of January 2001.

Brenda C. Davis
Notary Public

My Commission expires: 10-25-2003

BRENDA C. DAVIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

My Commission Expires

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