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Davidson County DEEDWARR
Recvd: 01/17/01 08:42 2pgs
Fees:11.00 Taxes:532.80

20010117-0004846

Realty 424

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

ELIZABETH J. SMITH ★ NOTARY PUBLIC AT LARGE ★ DAVIDSON COUNTY, TENN.

My Commission Expires
November 29, 2003

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $144,000.00

X Fred L Sharp
Affiant

Subscribed and sworn to before me, this 8th day of January, 2001.

Notary Public
My commission expires:

Address of New Owner:	Send Tax Bills to:	Tax Information
Fred L. Sharp 3517 Pleasant Valley Road Nashville TN 37204	SAME	118-14-0-128.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Miriam R. Luck, now Shelton, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Fred L. Sharp, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 54 on the Map of Longview Manor, Section One & Two, as of record in Book 1424, Page 127, said Register's Office for Davidson County, Tennessee.

Said Lot No. 54 fronts 95 feet on the west side of Pleasant Valley Road and runs back between lines 211.5 feet on the north line and 193.2 feet on the south line to a dead line in the rear on which it measures 96 feet.

Being the same property conveyed to Julian W. Luck and wife, Miriam R. Luck by deed from Joe W. Barbee and wife, Lena D. Barbee, of record in Book 3536, page 29, Register's Office for Davidson County, Tennessee. Being further conveyed to Miriam R. Luck by deed from Julian W. Lock, of record in Book 4089, Page 655, said Register's Office. Miriam R. Luck having remarried and now being a widow.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3517 Pleasant Valley Road, Nashville, TN 37204

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 5th day of January, 2001.

Miriam R. Luck Shelton by
Darlene Luck POA

Miriam R. Luck Shelton by
Darlene Luck as Attorney-in-Fact

STATE OF ALABAMA
COUNTY OF SHELBY

Personally appeared before me, the undersigned, a Notary public in and for the aforesaid County and State, Darlene Luck, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that she executed the within instrument for the purposes therein contained, and who further acknowledged upon oath or affirmation that she is the attorney-in-fact for Miriam R. Luck Shelton and is authorized by her to execute this instrument on her behalf.

Witness my hand in Am South Bank, AL, this 5th day of January, 2001.

Notary Public
My commission expires 5-18-04