WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/24/01 08:28 2pgs
Fees:11.00 Taxes:257.15

20010124-0007147

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January, 2001

Notary Public

MY COMMISSION EXPIRES: November 27, 2004
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE BONNER COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

PROFESSIONAL TITLE & ESCROW CO, 101 SHEPHERD HILLS DRIVE, MADISON, TENNESSEE 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TERRY BOOKER (NAME)	LLOYD W. PATE AND CLENNA Y. PATE (NAME)	MAP 51-12
328 E. DUE WEST (ADDRESS)	608 RONNIE ROAD (ADDRESS)	PARCEL 79.00
MADISON, TN 37115 (CITY) (STATE) (ZIP)	MADISON, TENNESSEE 37115 (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, LLOYD W. PATE AND WIFE, CLENNA Y. PATE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TERRY BOOKER, AN UNMARRIED PERSON

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:

Land in the 11th District of Davidson County, Tennessee, being known as Lot No. 13 on the Map of Core Subdivision, not of record, and described according to a copy of survey thereof made in April 1946, by Anderson and Chee Surveyors, as follows:

Beginning at a point in the south margin of Due West Avenue at the corner of Lots No. 13 and No. 14; thence with the line between said lots, southerly 150 feet to a point; a corner of Lot No. 17; thence with the line between Lots No. 13 and No. 17, westerly 75 feet to a corner of Lot No. 12; thence with the line between Lots No. 12 and No. 13, northerly 150 feet to the south margin of Due West Avenue; thence with the margin of the same, easterly 75 feet to the point of beginning.

Being the same property conveyed to Lloyd W. Pate and wife, Clenna Y. Pate by Deed of record in Book 7615, Page 57, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 328 E. DUE WEST, MADISON, TN 37115
(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 our hand s this 16th day of January 2001

Lloyd W. Pate
LLOYD W. PATE

Clenna Y. Pate
CLENNA Y. PATE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LLOYD W. PATE AND WIFE, DONNA Y. PATE

the bargainor s, 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 at MADISON, Tennessee, this 16th day of March, 2001.

Commission expires November 27, 2004

TONI J. LEWIS NOTARY PUBLIC AT LARGE SUMNER COUNTY TENNESSEE

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County 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 _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public