Box 13

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/12/01 14:56 2pgs
Fees:11.00 Taxes:240.50

20010212-0013539

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,000.00

Dan Stupka-Pres
Affiant STUPKA INC.

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF FEBRUARY, 2001.

Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

10/26/04

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stupka, Inc.	Stupka, Inc	25-4-11
(NAME) 214 West Cedar Street	(NAME) 214 West Cedar Street	
(ADDRESS) Goodlettsville, Tennessee 37072	(ADDRESS) Goodlettsville, TN 37072	
(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, Martha C. Crunk, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stupka, Inc., 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 10th, formerly the 20th, Civil District of Davidson County, Tennessee, being Lot No. 9 on the plan of W.C. Moncrief's Subdivision of the Mathes Land, Googlettsville, Tennessee, not of record, described according to a survey made by J. R. Scott, Surveyor, October 24, 1944 as follows:
Beginning on the southerly margin of Cedar Street at the northwest corner of the property conveyed to Johnie Adam Bozeman and wife, by deed from W.C. Moncrief & Company, Inc., of record in Book 1404, Page 19, Register's Office for said County, being the corner of lots 9 and 10; thence with the southerly margin of said Street westwardly 75 feet to the corner of lots Nos. 8 and 9;l thence with the line between said two lots southwardly 150 feet; thence eastwardly 104 feet to the corner of lots Nos. 9 and 10; thence with the line between said two lpts northwardly 152 feet to the beginning.

Being the same property conveyed to Bryon M. Sheldon and wife Martha Carney Sheldon, by deed of record in Book 1217, Page 675, Register's Office for Davidson County, Tennessee. The said Byron M. Sheldon having since died. The said Martha Carney Sheldon and Martha Crunk being one and the same.

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

This instrument is executed on behalf of Martha C. Crunk by Becky Hopper as her Attorney In Fact pursuant to recorded Power of Attorney of record being recorded simultaneously herewith.

unimproved ☐
This is improved ☒ property, known as 214 West Cedar Street, Goodlettsville, TN 37072
(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 hand this 9th day of February, 2001.

Martha C. Crunk by Becky S. Hopper Attorney in Fact
Martha C. Crunk

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 9th day of February, 2001, before me personally appeared Becky Hopper, the person who executed the foregoing instrument on behalf of Martha C. Crunk and who acknowledged that she executed the same as the free act and deed of the said Martha C. Crunk, through Power of Attorney granted her by the said Martha C. Crunk

Witness my hand and official seal at Nashville, Tennessee this 9th day of February, 2001.

Commission expires: May 26, 2002

Elizabeth E. Triplett
Elizabeth E. Triplett Notary Public

