Davidson County DEEDWARR
Recvd: 02/13/01 10:27 2pgs
Fees:11.00 Taxes:49.95

20010213-0013779

WARRANTY DEED

DORRIS - H01072

STATE OF
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $13,500.00

Affiant

Subscribed and sworn to before me, this 9th DAY OF February, 2001.

Notary Public

MY COMMISSION EXPIRES: 3/23/03

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Middle Tennessee Escrow Company, LLC
113 Hazel Path, The Southall Building
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: My Commission	MAP-PARCEL NUMBERS Expires MAR. 23, 2003
Bill Dorris	same	26-1-69
(NAME)	(NAME)	
~~141 Two Mile Pk~~ P.O. Box 153		
(ADDRESS)	(ADDRESS)	
Goodlettsville Tn, ~~XX XXXX~~ 37070		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, EVELYN P. OZANNE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto BILL DORRIS, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF , described as follows, to-wit:

Land in Davidson County, Tennessee, being Lots Nos. 7 and 8, and the north 50 feet of Lots Nos. 1,2, and 3 of Block "G" on the Map of Roscoe Place, of record in Book 843, page 72, Register's Office for said County, and described as follows:

Beginning at a point in the westerly margin of the Goodlettsville Pike, the common corner of Lots Nos. 6 and 7; thence with the margin of said Pike, North 24 degrees West 50 feet to the corner of Lots Nos. 7 and 8, and continuing with the Pike North 27 degrees West 50 feet to a point, the common corner of Lots Nos. 8 and 9; thence westerly, with the line between said Lots Nos. 8 and 9, 150 feet to a point; thence with the westerly line of Lot No. 8, south 27 degrees East 50 feet to a point, the common corner of Lots Nos. 7 and 8 and of Lots No. 3; thence with the north line of Lots Nos. 3, 2, and 1, South 67 degrees West 147 feet to a point the northwest corner of Lot No. 1 in the east margin of Hudson Avenue; thence with the margin of the same South 24 degrees East 50 feet to a point; thence crossing Lots Nos. 1,2, and 3 on a line, being the common line between Lots Nos. 6 and 7 if extended, and along the line between Lots Nos. 6 and 7, North 67 degrees East 300 feet to the point of beginning.

Being the same property conveyed to Lewis P. Ozanne by Deed from John H. Wilson and wife, Emaline Wilson by Deed filed for record on 05/21/45, in Book 1320, page 474, and further conveyed one-half undivided interest to Evelyn P. Ozanne from Lewis P. Ozanne filed for record on 02/18/57, in Book 2638, page 71, said Register's Office.

Said Lewis P. Ozanne now being deceased.

unimproved ( )
This is improved (X) property, known as 141 Two Mile Pk, 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/our hand(s) this 9th day of February, 2001.

Evelyn P. Ozanne

Evelyn P. Ozanne

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Vicki Costley, a Notary Public in and for said County and State, the within named Evelyn P. Ozanne , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville Tn, , this 9th day of February, 2001.

My Commission Expires: 3/23/03

VICKI COSTLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Vicki Costley
Notary Public

STATE OF

COUNTY OF Davidson

My Commission Expires MAR. 23, 2003

Personally appeared before me, _____, a Notary Public within and for said County and State 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 _____.

Witness my hand and official seal at office at _____ on this the 9th day of February, 2001.

My Commission Expires _____

_____
Notary Public

AFTER RECORDING PLEASE RETURN TO:

Middle Tennessee Escrow Company, LLC
113 Hazel Path, The Southall Building
Hendersonville, Tennessee 37075