Davidson County DEEDWARR
Recvd: 03/20/01 10:15 2pgs
Fees:11.00 Taxes:518.00

20010320-0026505

State of Tennessee
County of Davidson

The actual consideration or value whichever is greater is $140,000.00.

Subsribed and sworn before me this the 16th day of March, 2001.

Affiant

Notary Public

My Commission Expires Sept. 25, 2004
(Affix Seal)

WARRANTY DEED

This instrument prepared by:
SOUTHEAST TITLE of Tennessee, Inc. Y012946
7000 Executive Center Drive, Suite 100, Brentwood, Tennessee 37027

Address of new owner:
William Birdwell
1087 General George Patton Roa
Nashville, TN 37221

Send tax bills to:
New Owner

Map 142-9-D Parcel 83

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,

Gertrude G. Nolan, Unmarried

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

William Birdwell, Kevin Birdwell and Melese Underwood

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Unit No. 1087, together with the Carport designated No. 1087-C, on the Plan of Section Six, Phase One, River Plantation Condominium Apartments, a horizontal property regime established by Master Deed of record in Book 5794, page 526, the Plat of which is of record in Plat Book 5200, page 359 and 360, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Patrick J. Nolan and Gertrude G. Nolan, unmarried, as joint tenants with the right of survivorship, by Deed of record in Book 6308, page 369, Register's Office for Davidson County, Tennessee; and being the same property conveyed to Gertrude G. Nolan by Quitclaim Deed being recorded simultaneously herewith.

THIS IS IMPROVED PROPERTY KNOWN AS 1087 General George Patton Road, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

Subsribed and sworn before me this the 16th day of March, 2001.

Gertrude G. Nolan

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 the bargainor(s), Gertrude G. Nolan, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 16th day of March, 2001.

My commission expires:

E. DIANNE COBLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires Sept. 25, 2004

E. Dianne Coble
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this day of 2001, before me personally appeared, to me known to be the person who executed the foregoing instrument on behalf of ____ and acknowledged that he executed the same as the free act and deed of the said _____

Witness my hand and official seal.

My commission expires:

_____
Notary Public