WARRANTY DEED

47

Davidson County DEEDWARR
Recvd: 04/03/01 14:58 2pgs
Fees:11.00 Taxes:333.00
20010403-0032328

G-6122-E

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Cheryl Marks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March 2001

BERTIE JO WHITAKER NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE LARGE

Bertie J Whitaker
Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Square, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BENNY ALEXANDER, Trustee (NAME)	BENNY ALEXANDER, Trustee (NAME)	MAP 25-16
P.O. Box 623 (ADDRESS)	P.O. Box 623 (ADDRESS)	PARCEL 14
Goodlettsville TN 37072 (CITY) (STATE) (ZIP)	Goodlettsville TN 37070 (CITY) (STATE) (ZIP)	GO145

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, JAMES D. FORD AND WIFE, JACOBA B. FORD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BENNY ALEXANDER, Trustee, with full power to sell, transfer, convey, and encumber without the joinder of any beneficiary

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 Davidson County, Tennessee, BEING Lot No. 33 on the Plan of Goodlettsville Heights, Section III, of record in Plat Book 1835, page 98, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said Lot.

BEING all of the same property conveyed to James D. Ford and wife, Jacoba B. Ford by Warranty Deed from Frank B. Tinnon and wife, Sara W. Tinnon, of record in Book 4966, page 941, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 920 Dickerson Road, 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 our hand s this 30th day of March 2001

James D Ford
JAMES D. FORD

Jacoba B. Ford
JACOBA B. FORD

DCTN01WC

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 JAMES D. FORD AND WIFE, JACOBA B. FORD

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 Goodlettsville, Tennessee, this 30th day of March 2001.

Commission expires 10-25-03

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who and _____ 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, executed 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 _____, _____.

BERTIE C. BAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My commission expires _____

Notary Public