WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/05/01 15:56 2pgs
Fees:11.00 Taxes:251.60

20010405-0033582

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

JACQUELINE G. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

American Title Company, Inc., 125 Glancy St., Goodlettsville, TN 37072

My Commission Expires MAR. 29, 2003

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Evette C. Noe (NAME)	SAME (NAME)	118-04-0/304.00
2240 Kline Avenue (ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211 (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, Lianne P. Dyck and spouse, Charles Dyck

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Evette C. Noe and spouse, Gary F. Noe

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:

Property located at 2240 Kline Avenue, in the City of Nashville, and the County of Davidson, and the State of Tennessee, with the Zip Code of 37220 is described as follows:

Being Lot No. 338 on the Plan of Grandview Heights, as of record in Book 161, page 14 and 15 of the Register's Office for said County.
Said Lot No. 338 fronts 50 feet on the east side of Kline Avenue and runs back between parallel lines 150 feet to an alley in the rear.

Being the same property conveyed to Lianne P. Jones, and spouse if any by deed dated 12-31-91, from Ben H. Massey and wife, Mary R. Massey, filed for record on 01-06-92, in Book 8522, page 818, Register's Office for Davidson County, Tennessee.

The said Lianne P. Jones now being known as Lianne P. Dyck.

Charles Dyck joins in this conveyance for the purpose of conveying any right, title or interest in said property, including but not limited to marital rights.

unimproved ( )
This is improved (X) property, known as 2240 Kline Avenue, Nashville, Tennessee 37211
(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 30th day of March 2001

Lianne P. Dyck

Charles Dyck

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 Lianne P. Dyck and Charles Dyck

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~t~~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 _____

Notary Public

My Commission Expires MAR. 29, 2003

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