Davidson County DEEDWARR
Recvd: 04/09/01 14:24 2pgs
Fees:11.00 Taxes:222.00

20010409-0034819

WARRANTY DEED

CARLE-H00326

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Michael Carle
Affiant

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

NOTARY Notary Public

MY COMMISSION EXPIRES: 10/9/2002

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE EXPIRES: OCT. 9, 2002 SUMNER 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:	MAP-PARCEL NUMBERS
Michael Carle	First American Mortgage	83-13-125
(NAME)	(NAME)	
1113 Lillian St.	610 Cleavland St., Suite 360	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37206	Clearwater, FL 33755	
(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, WILLIAM H. DORRIS AND ROBERT B. HUFFINE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto MICHAEL CARLE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit:

LAND in Davidson County, Tennessee, being the south one-half of Lot No. 95 on the Plan of East Edgefield, of record in Book 21, Page 147, Register's Office for Davidson County, Tennessee.

Said part of said Lot 95 fronts 50 feet on the north side of Lillian Street, formerly Walnut Street, and runs back between parallel lines 106.5 feet to a dead line.

BEING the same property conveyed to William H. Dorris and Robert B. Huffine, by Deed from Jill W. Pouncey, filed for record on 11-25-96 in Book 10269, Page 565, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1113 Lillian St., Nashville, Tennessee 37206
(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 12th day of March, 2001.

William H. Dorris

Robert B. Huffine

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Mike Malone, a Notary Public in and for said County and State, the within named William H. Dorris and Robert B. Huffine, 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 Nashville, Tennessee, this 12th day of March, 2001.

My Commission Expires: May 30, 04

Notary Public

MIKE MALONE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004

STATE OF Tennessee

COUNTY OF Davidson

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 12th day of March, 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