Davidson County DEEDWARR
Recvd: 04/20/01 11:48 3pgs
Fees:15.00 Taxes:1480.00
20010420-0039323

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WARRANTY DEED

This Indenture made this **18th** day of **April, 2001** between **Oliver H. Dale and Robert Slate, Diane D. Haviland and Deborah D. Carter,** GRANTOR, and **Affordable Housing Resources, Inc. ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

TRACT NO. 1: Described according to a survey made by John Wilkes, Civil Engineer, October 26, 1940, as follows: Beginning at a point in the southerly margin of Old Hickory Boulevard, formerly the New Bridge Road or Sweetbrier Avenue, 100 feet westerly from the northwest corner of the 2.23 acre tract owned by E. H. Parris; thence S. 16.75 deg. East 1441 feet to a point; thence N. 51.75 feet east 354 feet to a point; thence N. 16.75 deg. W. 820 feet to a point 446 1/2 feet southerly from the southerly margin of said Old Hickory Boulevard, the southeast corner of the said 2.23 acre tract owned by E. H. Parris; thence westwardly, with the southern boundary line of said 2.23 acre tract 225 1/2 feet to a point, the southwest corner of said 2.23 acre tract; thence northwardly with the westerly boundary line of said 2.23 acre tract, 471 feet to an iron pin in the southerly margin of said Old Hickory Boulevard being the northwest corner of said 2.23 acre tract; thence south 81 1/2 deg. west 100 feet to the beginning containing 7.77 acres more or less.

TRACT NO. 2: Beginning at an iron pin on the south margin of Old Hickory Boulevard, the said point of beginning being the northwest corner of the property belonging to Charles Thomas Farris et ux and recorded in Book 1385, page 601, Register's Office for Davidson County, Tennessee; thence west along the margin of the said Blvd.; 110 1/2 feet to an iron pin; thence south 16 3/4 deg. east 471 feet; thence east 112 1/2 feet, more or less, to the southeast corner of the property belonging to Charles T. Farris and wife, thence N. 16 3/4 deg west 460 feet to the point of beginning.

TRACT NO. 3: Beginning at a point in the southerly margin of the New Larkin Springs Road, or Sweetbriar Avenue, or Old Hickory Boulevard, the northwest corner of a tract of land containing 10 acres, more or less, conveyed by B. F. Bixler and wife, to Elijah Henry Farris and wife, Irenia Farris, by deed of record in Book 815, page 155, Register's Office for said County, and running thence 16 3/4 degrees east with the western boundary line of said tract of land, 1447 feet to a stake in the line of the Lanier tract of land; thence S. 51 3/4 deg. west with said line 100 feet to the southeast corner of a tract of land conveyed to Elizabeth B. Bixler to Miss Opha Bixler by deed of record in Book 932, page 401, said Register's Office; thence N. 15 1/2 deg. west with the eastern boundary line of said tract of land 1515 feet to the southerly margin of said Old Hickory Boulevard; thence eastwardly with the southerly margin of said Boulevard 100 feet more or less to the beginning.

Being the same property conveyed to Henry L. Stowers, Robert W. Slate, and Oliver H. Dale by Warranty Deed from James W. Fitzpatrick and wife, Mable E. Fitzpatrick of record in Book 4241, page 129, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Robert W. Slate, Oliver H. Dale, and Henry Stowers each holding a one-third undivided interest as tenants in common by Warranty Deed from Lorelle McClung and Michael Sykes, Conservators for the Estate of Fannie K. Sykes in Book 6925, page 178, Register's Office for Davidson County, Tennessee. Said Henry L. Stowers and wife, Ann J. Stowers having since conveyed their one-third undivided interest in all three tracts to Diane D. Haviland and Deborah D. Carter of record in Book 10021, page 80, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **18th** day of **April, 2001.**

Diane D. Haviland by Lucien Dale attn in fact
Diane D. Haviland

Oliver H. Dale by Lucien Dale attn in fact
Oliver H. Dale

Deborah D. Carter by Lucien Dale attn in fact
Deborah D. Carter

Robert Slate
Robert Slate

County of Davidson

State of Tennessee

On the 18th day of April, 2001, before me personally appeared Lucien Dale, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Oliver H. Dale, Diane D. Haviland, and Deborah D. Carter, as his/her attorney in fact and acknowledged that Lucien Dale executed the same as the free act and deed of the said Oliver H. Dale, Diane D. Haviland, and Deborah D. Carter. Said Power of Attorney being recorded in Book ____*____, page ____*____, Register's Office for said County and State.

Susan Magnus
NOTARY PUBLIC

MY COMMISSION EXPIRES:

NOTARY PUBLIC AT LARGE BEDFORD COUNTY, TN

* Recorded 3 Power of Attorney filed Simultaneously herewith.

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named [illegible], Robert Slate, [illegible], 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 executed the within instrument for the purposes therein contained. Witness my hand and official seal this 18th day of April, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $400000

Affiant

Subscribed and sworn before me this 18th day of April, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Affordable Housing Resources, Inc.
1011 Cherry Avenue
Nashville, Tennessee 37203

Send Tax Bills to: NEW OWNER
Union Planters National Bank

Map & Parcel Number:

Map 43-14 Parcels 55, 56, and 57