Davidson County DEEDWARR
Recvd: 04/20/01 13:13 2pgs
Fees:11.00 Taxes:1041.55

20010420-0039374

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP39691

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $281,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of April, 2001

Notary Public

MY COMMISSION EXPIRES: 5/26/02

ALAN L. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 26, 2002

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Hayes Fowler, Jr.	1st Trust Bank for Savings	104-15-257
2418 West Linden Ave	P.O. 17257	
Nashville, TN, 37212	Memphis, TN 38187-0257	

FOR AND IN 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, I/WE,

Meredith Ellis Iqbal, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

William Hayes Fowler, Jr. and wife, Edith B. Fowler

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:

Being Lot no. 34 on the Map of Linden Place, as of record in Book 547, pages 121 and 122, Register's Office for Davidson County, Tennessee.

Said Lot No. 34 fronts 68 feet on the northerly side of West Linden Avenue and runs back between parallel lines, with the easterly margin of Fuller Avenue, 145 feet to a dead line.

Being the same property conveyed to Beredith Ellis Iqbal, a single person by Deed from Janice Gail Marko, a single person of record in Book 7419, page 387, Davidson County Register's Office.

Unimproved ( )
This is improved (X) property known as 2418 West Linden Ave, Nashville, TN 37212

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 16th day of April, 2001

Meredith Ellis Iqbal by Alan L. Saturn, Atty-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 16th day of April, 2001, personally appeared Alan L. Saturn to me known to be the person who executed the foregoing instrument on behalf of Meredith Ellis Iqbal as Attorney in Fact, and acknowledged that Alan L. Saturn executed the same as the free act and deed of the said Meredith Ellis Eqbal.

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

Janet S. Davis
Notary Public

My Commission Expires: 7-24-2004

