WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/30/01 12:05 2pgs
Fees:11.00 Taxes:144.30

20010430-0043153

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $39,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF APRIL, 2001.

Notary Public

MY COMMISSION EXPIRES: July 6, 2004.
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Southern Title, LLC, 204 Fifth Avenue East, Springfield, TN 37172

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stupka, Inc. (NAME)	Stupka, Inc. (NAME)	094-05-0-40
105 Cross Pointe (ADDRESS)	SAME (ADDRESS)	
Hendersonville TN 37075 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, we, **Mildred W. Davis, and Gloria W. Luttrell, Co-Trustees of the Woodroof Family Trust**, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto **Stupka, Inc.**, 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. 115 on the plan of Shelby Heights, Section 3, of record in Book 3106, Page 12, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being a portion of the same property conveyed to Mildred W. Davis and Gloria W. Luttrell in their capacities as Co-Trustees of The Woodroof Family Trust by deed from Gloria W. Luttrell and Mildred W. Davis, Co-Executrixes of the Estate of Hettie Woodroof of record in Book 7115, Page 912, Register's Office for said County.

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by Grantors herein.

unimproved ☐

This is improved ■ property, known as 912 South 13th Street, Nashville, TN 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 11th day of April, 2001.

Mildred W. Davis
Mildred W. Davis, Co-Trustee

Gloria W. Luttrell
Gloria W. Luttrell Co-Trustee

STATE OF TENNESSEE

COUNTY OF

Before me, a Notary Public in and for said County and State, personally appeared Mildred W. Davis and Gladys W. Lutrell,to me known or proved to me on the basis of satisfactory evidence and who acknowledged themselves to be Co-Trustees of the Woodroof Family Trust and being authorized so to do executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Springfield, Tennessee this 10th day of April, 2001.

Commission expires: July 6, 2004

Pam S. Atchley Notary Public

STATE OF TENNESSEE

COUNTY OF ~~Davidson~~ Cheatham }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Mildred W. Davis and Gloria W. Lutrell, Co-Trustees for The Woodroof Family Trust, with whom I am personally acquainted, and who acknowledged at they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the Co-Trustees the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, execute this instrument on behalf of the maker.

Witness my hand, at office, this 10th day of April, 2001.

My Commission Expires: 4.24.2002

Notary Public

DON K. HEAD JR. NOTARY PUBLIC ROBERTSON COUNTY, TENNESSEE
