WARRANTY DEED

351.50
11.00
362.50

Davidson County DEEDWARR
Recvd: 05/01/01 10:15 2pgs
Fees:11.00 Taxes:351.50

20010501-0043677

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF APRIL, 2001.

Notary Public

MY COMMISSION EXPIRES: September 20, 2004.

(AFFIX SEAL)

JUDITH C. JACOBS NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Allison Title Company, 116 Wilson Pike Circle, Suite 206, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra E. Austin	Sandra E. Austin	080-04-0/007.00
(NAME)	(NAME)	
1610 County Hospital Road	1610 County Hospital Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	Nashville, TN 37206	
(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,

Kathy A. Leslie

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

Sandra E. Austin

, 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:

LAND in Davidson County, Tennessee, being Lot No. 2 on the Plan of Hyde Park Subdivision, as of record in Book 2900, page 147, Register's Office for Davidson County, Tennessee.
SAID Lot No 2 fronts 165 feet on the north side of County Hospital Road and extends back 308.5 feet on the east side, 250 feet on the west side, and measures 174.2 feet across the rear line.

Being the same property conveyed to Kathy A. Leslie, unmarried by Quitclaim Deed from Sametta Akins, unmarried dated February 18, 1997, and filed for record in Book 10407, page 81, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1610 County Hospital Road, 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 10th day of April, 2001.

Kathy A. Leslie

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On 4/10/2001, before me personally appeared Kathy A. Leslie to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

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

JUDITH C. JACOBS NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENNESSEE

Commission expires: September 20, 2004

Judith C. Jacobs Notary Public