# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/02/01 16:00 2pgs
Fees:11.00 Taxes:386.65

20010502-0045077

JUDY A. LEHMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 104,300.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April 2001
Notary Public
MY COMMISSION EXPIRES: 3-30-03
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lydia J. Bennett (NAME) | ~~1st Trust Bank for Savings~~ (NAME) | 147-15 199 |
| 498 Whispering Hills Drive (ADDRESS) | P O Box 17257 (ADDRESS) | |
| Nashville, TN 37211 (CITY) (STATE) (ZIP) | Memphis, TN 38187 (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, Ricky E. Powell and Jane E. Powell

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

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, TN, BEING Lot No. 145 on the Plan of Whispering Hills, Section I, of record in Plat Book 2331, page 84, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Jesse E. Powell and wife, Hazel K. Powell, by deed from F. Murray Parker, Jr. and wife, Lavada D. Parker, of record in Book 4147, page 98, Register's Office for Davidson County, TN. Jesse E. Powell and Hazel K. Powell have since died. Title is vested in Ricky E. Powell and Jane E. Powell as set forth in Will of record in Will Book 236, page 786, said Register's Office.

This conveyance is subject to the following: Taxes for the year 2001 have been prorated and payment thereof is expressly assumed by the herein Grantee; Restrictions of record in Book 2481, page 499; Plan of record in Plat Book 2331, page 84; all in the Register's Office for Davidson County, TN.

unimproved ( )
This is improved ( X ) property, known as 498 Whispering Hills Drive, Nashville, TN 37211
(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 our hand s this 27th day of April 2001

Ricky E. Powell
Ricky E. Powell

Ricky E. Powell
Ricky E. Powell, Co-Executor

Jane E. Powell
Jane E. Powell

Jane E. Powell
Jane E. Powell, Co-Executor

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ricky E. Powell and Jane E. Powell, individually, and Ricky E. Powell and Jane E. Powell, as Co-Executors,

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that theyexecuted the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood Tennessee, this 27th day of April, 2001.

Commission expires 9/25/2004

Notary Public

JUDY B. WELLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN My Commission Expires September 25 2004

STATE OF TENNESSEE

COUNTY OF

Before me, a Notary Public within and for the State and County 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 , and attesting the same by the said as such .

Witness my hand and official seal at office at on this the day of , .

My commission expires

Notary Public