Davidson County DEEDWARR
Recvd: 05/08/01 14:19 2pgs
Fees:11.00 Taxes:447.70

20010508-0047553

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $121,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th Day of April, 2001 .

Notary Public

MY COMMISSION EXPIRES: 11-28-01

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Accurate Title & Escrow, Inc 175 E. Main St. Hendersonville, TN 37075

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth Scribner	SAME	41
(NAME) 3913 Sussex Dr	(NAME)	15
(ADDRESS) Nashville, TN 37207	(ADDRESS)	12
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Timothy D. Dansby and wife, Charlotte R. Dansby, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto Kenneth Scribner , hereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Rutherford County, State of Tennessee, described as follows, to-wit:

Legal Description Property located at 3913 Sussex Drive, in the City of Nashville, and the County of Davidson, and the State of Tennessee, with the zip code of 37207 is described as follows:

Land in Davidson County, Tennessee, being Lot No. 318 on the Plan of Bellshire Estates, Section A, of record in Book 2331, Pages 115 and 116, Register's Office for Davidson County, Tennessee.

Said Lot No. 318 fronts 114.2 feet on the easterly side of Sussex Drive, and runs back 274.8 feet on the north line and 317.5 feet on the south line to a dead line, which is a broken line measuring 188.1 feet thereon.

Being the same property conveyed to Timothy D. Dansby and wife, Charlotte R. Dansby by deed from Shelby Frank Prather and wife, Beverly Prather dated June 29, 1993 and filed for record in Book 8999, page 206, Register's Office for Davidson County, Tennessee.

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.

unimproved (X)

This is improved( ) property, known as 3913 Sussex Dr Nashville TN 37207

(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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 25th Day of April, 2001.

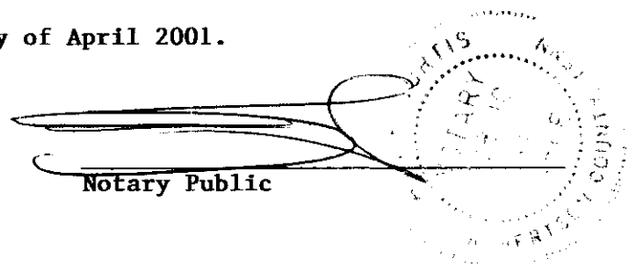
Timothy D. Dansby

Charlotte R. Dansby

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy D. Dansby and wife, Charlotte R. Dansby, with thome I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and officeal seal this 25th day of April 2001.



My commission expires:
11-28-01

Notary Public