01

Pd Realty Fee 48A

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 103,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF May 2001

Notary Public

MY COMMISSION EXPIRES: 3/25/02
(AFFIX SEAL)

G-6806-E

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melissa Seay (NAME)	1st Trust Bank for Savings (NAME)	MAP 62-13
2110 McGavock Pike (ADDRESS)	P.O. Box 17257 (ADDRESS)	PARCEL 56
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Memphis, TN 38187-0257 (CITY) (STATE) (ZIP)	FB 15DZ-35455

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, Claudie Mai Floyd an unmarried person

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

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:

Parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Tract 6, Block G, of Country Club Estates, a plat of which Subdivision is of record in Book 843, page 95, Register's Office for said County, to which plat reference is here made for a more complete description.

Being the same property conveyed to Charles M. Floyd and wife, Claudie Mai Floyd, by deed from A. C. Breast and wife, Janie B. Breast, of record in Book 1126, page 351, Register's Office for Davidson County, Tennessee. The said Charles M. Floyd having since died.

Claudie Mai Floyd and Claudie Mae Floyd being one and the same person.

Davidson County DEEDWARR
Recvd: 05/10/01 15:26 2pgs
Fees:11.00 Taxes:382.21

20010510-0048810

unimproved ( )
This is improved (X) property, known as 2110 McGavock Pike, Nashville, TN 37216
(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 hand this 4th day of May 2001

Claudie Mai Floyd
By: Claudie Mai Floyd Charles W. Floyd, Attorney-in-fact
Charles W. Floyd, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Commission expires _____ _____

Notary Public

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4th day of May, 2001, before me, the undersigned, a Notary Public in and for for said County and State, personally appeared Charles W. Floyd, to me known to be the person who executed the foregoing instrument in behalf of Claudie Mai Floyd and who acknowledged that he executed the same as the free act and deed of the said Claudie Mai Floyd.

Witness my hand and seal at Goodlettsville, Tennessee, this 4th day of May, 2001.

Andrew G. Porter

Notary Public

My Commission Expires:

3/23/02

STEPHANIE G. PORTER NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TN