Davidson County DEEDWARR
Recvd: 05/17/01 11:59 2pgs
Fees:11.00 Taxes:739.82
20010517-0051122

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $199,950.00

Angeline N. Cole
Affiant

Subscribed and sworn to before me, this 16th day of May, 2001.

LAURI A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

Lauri A. Beasley
Notary Public
My commission expires: ~~03/14/05~~ 11/24/2001

Address of New Owner:	Send Tax Bills to:	Tax Information
Angeline N. Cole	Bank of America	117-03-0 076.00
2722 Sharondale Court	6200 Gateway	
Nashville TN 37215	Cypress, CA 90630-4842	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Frank V. Neeley and wife, Janice G. Neeley, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Angeline N. Cole, hereinafter called the Grantees, their successors 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. 16 on the Plan of Hillsboro Circle, of record in Book 1130, Page 15, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Included in the above description, but expressly excluded therefrom is that portion of the property conveyed to the State of Tennessee, by deed from Ruth J. Walton, of record in Book 4741, Page 782, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at the point of intersection of the west boundary of this property and the south right of way of the Tennessee Central Railroad, said point being along the said south right of way eastwardly 1526.1 feet from the east margin of Woodlawn Drive; thence along the said south right of way south 74 degrees, 30 minutes east 81.5 feet to a point; thence south 19 degrees 24 minutes east 43.3 feet to a point; thence north 79 degrees 12 minutes west 106.0 feet to a point; thence north 15 degrees 09 minutes east 43.5 feet to the point of beginning and containing 4,070 square feet.

Together with the use of the shared driveway of record in Book 7178, Page 438, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Frank V. Neeley and wife, Janice G. Neeley by deed from Ruth J. Walton on record in Book 5451, Page 903, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2722 Sharondale Court, Nashville, TN 37215

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 16th day of May, 2001.

Frank V. Neeley

Janice G. Neeley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Frank V. Neeley and Janice G. Neeley, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Nashville, TN, this 16th day of May, 2001.

Notary Public

My Commission expires 03/14/05