Box 44 ALS

THIS INSTRUMENT PREPARED BY: **Wesley D. Turner** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994 Davidson County DEEDWARR Recvd: 05/17/01 14:15 2pgs Fees:11.00 Taxes:436.60 20010517-0051250	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $118,000.00. Stanley R Bartholomai **Affiant** Subscribed and sworn to before me, this 16th day of May, 2001. Wesley D. Turner Notary Public My Commission Expires: 1/22/02

Address New Owner As Follows: Stanley R. Bartholomai & Betty Bartholomai 4011 Rustic Hill Ct. Floyds Knob, IN 47119	Send Tax Bills To: AmSouth Bank 2050 Parkway Office Circle Birmingham, AL 35244	Map-Parcel Number: Map 73-10 Parcel 16

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **PHILIP S. BARTHOLOMAI AND LISA K. NEOFES, BOTH UNMARRIED**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **STANLEY R. BARTHOLOMAI AND WIFE, BETTY BARTHOLOMAI**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 70 on the Plan of Moss Rose Estates, as of record in Plat Book 4860, page 112, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Said Lot No. 70 fronts 80 feet on the east margin of Moss Rose Drive and runs back 142.73 feet on the south line and 131.7 feet on the north line to a dead line in the rear on which it measures 93.88 feet.

Being the same property conveyed to Philip S. Bartholomai and Lisa K. Neofes, both unmarried, by deed from Jack Davis, Jr., unmarried, of record in Book 11691, page 804, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 2001 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay

such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Restrictive Covenants of record in Book 5039, page 359; Book 5138, page 645, Book 5311, page 345, and in Book 5910, page 336, Register's Office for Davidson County, Tennessee.

3. Matters as shown on the Plan of record in Plat Book 4860, page 112, Register's Office for said County.

This is improved property known as 3724 Moss Rose Drive, Nashville, TN 37216.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 16th day of May, 2001.

Philip S. Bartholomai

Lisa K. Neofes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **PHILIP S. BARTHOLOMAI**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16th day of May, 2001.

Notary Public

WESLEY D. TURNER NOTARY PUBLIC AT LARGE STATE

FLORA M WERNE
NOTARY PUBLIC STATE OF INDIANA
SPENCER COUNTY
MY COMMISSION EXP. SEPT 26,2007

My Commission Expires: 3/29/03

STATE OF Indiana)
COUNTY OF Spencer)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LISA K. NEOFES**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16th day of May, 2001.

Notary Public

My Commission Expires: Sept 26 2007

NOTARY PUBLIC SEAL

FLORA M WERNE
NOTARY PUBLIC STATE OF INDIANA
SPENCER COUNTY
MY COMMISSION EXP. SEPT 26,2007

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