PREPARED BY (AND RETURN TO):

**WILKINS & IVEY**
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W & I Ref: (sk) Title No: 42420
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 05/18/01 14:37 2pgs
Fees:11.00 Taxes:540.20

20010518-0051899

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| Dolores A. Kaplan<br>Kenneth J. Kaplan<br>2610 Belcourt Avenue<br>Nashville, TN 37212 | Suntrust Bank<br>201 Fourth Avenue North<br>Nashville, TN 37219 |

**TAX MAP-PARCEL NUMBERS: 104-07-272**

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$ 146,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Steven B. Knight and spouse, Tracy P. Knight,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Dolores A. Kaplan and spouse, Kenneth J. Kaplan,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No 11 on the Plan of Stokes and Marshalls Subdivision of record in Plat Book 332, page 106, Register's Office for said County.

SAID Lot No. 11 fronts 50 feet on the northerly margin of Belcourt Avenue formerly Stokes Street and extend back between parallel lines 168 .5 feet to an alley.

BEING the same property conveyed to Steven B. Knight and wife, Tracy P. Knight by deed from Roger Chalkley and wife, Linda Sealy of record in Book 11282, page 555, Register's Office for Davidson County, Tennessee.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 332, Page 106, said Register's Office.

**This is improved property, known as:** 2610 Belcourt Avenue, Nashville, TN 37212

**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, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 14th day of May, 2001.

**Steven B. Knight**

**Tracy P. Knight**

**State of Tennessee**
**County of Davidson**

On this 14th day of May, 2001, before me the undersigned authority, personally appeared **Steven B. Knight** and **Tracy P. Knight**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 7/26/2003

Notary Public

**State of Tennessee**
**County of Davidson**

## AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 146,000.00

Affiant

Sworn and subscribed before me on the 14th day of May, 2001.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 7/26/2003

Notary Public