**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $188,000.00.

x Brian Bolin
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 23rd day of May, 2001.

Notary Public

My Commission Expires: 10/22/01

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**WARRANTY DEED**

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**THIS INSTRUMENT WAS PREPARED BY**

Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

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ADDRESS NEW OWNER(S) AS FOLLOWS:
Brian Bolin
131 Kenner Avenue
Nashville, Tennessee 37205

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
116-030-083.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Patricia Ann Pigg n/k/a Patty Bowman, unmarried,** hereinafter referred to as Grantor, hereby transfers and conveys to **Brian Bolin, an unmarried person,** hereinafter referred to as Grantee, his heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being the northerly half of Lot No. 73 on the Map of Kenner Manor Land Company's Second Subdivision of the Kenner Tract of record in Book 421, Page 100, Register's Office for said County.

Said part of Lot No. 73 fronts 50 feet on the westerly margin of Kenner Avenue and runs back between parallel lines 200 feet to a dead line in the rear.

Being the same property conveyed to Patricia Ann Pigg, by deed from Michael H. Canon and wife, Jean H. Canon of record in Book 5324, Page 134, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 421, Page 100, Register's Office for Davidson County, Tennessee.

03261-BW

Davidson County DEEDWARR
Recvd: 05/30/01 08:11 2pgs
Fees:11.00 Taxes:695.60
20010530-0055466

Joint Driveway Agreement of record in Book 5940, page 714, Register's Office for Davidson County, Tennessee.

All other easements, restrictions, and matters of record in the Register's Office of Davidson County, Tennessee.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2001 are a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 131 Kenner Avenue, Nashville, Tennessee 37205.

**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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 23rd day of May, 2001.

PB Patricia **~~Patty~~ Bowman**

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patty Bowman, unmarried, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged she executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 23rd day of May, 2001.

Notary Public

10/22/04
My Commission Expires

