Davidson County DEEDWARR
Recvd: 06/18/01 10:28 2pgs
Fees:11.00 Taxes:638.25

20010618-0064064

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **39989** **FILE BOX "7"**

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 172,500.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS **14TH DAY OF JUNE, 2001.**

Notary Public

MY COMMISSION EXPIRES:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N., NASHVILLE, TENNESSEE 37201

My Commission Expires MAY [illegible] 02

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
JEANERETTE HOLDINGS, A	**S A M E**	**103-8-236**
TENNESSEE GENERAL PARTNERSHIP		**26W 875**
2002 Richard Jones Road, Suite C-103		
Nashville, Tennessee 37215		

FOR AND IN 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 **IRIS JUNE GUDMANSON BOWEN**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JEANERETTE HOLDINGS, A TENNESSEE GENERAL PARTNERSHIP**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON, STATE OF TENNESSEE, DESCRIBED TO-WIT:**

Being Lot No. 14 in Block "H" as shown on the plan of Cherokee Park of record in Book 547, pages 175 and 176, Register's Office for said County.

Said Lot No. 14 fronts 60 feet on the southerly side of Cambridge Avenue and runs back between lines measuring 123.33 feet on the west line and 128 feet on the east line to a dead line, which measures 60.18 feet thereon.

Being the same property conveyed to Iris June Gudmanson Bowen by Will of Miriam Gudmanson, deceased of record in Book 113, page 120, and by deed from Elizabeth Suter Page and husband, to H. W. Gudmanson and wife, Miriam Gudmanson of record in Book 1905, page 253, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as **3917 Cambridge 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 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 14TH DAY OF JUNE, 2001.

Iris June Gudmanson Bowen by Jay S. Bowen, ATF

IRIS JUNE GUDMANSON BOWEN
BY: JAY S. BOWEN, ATTORNEY-IN-FACT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this 14th day of June, 2001, before me personally appeared JAY S. BOWEN, to me known to be the person who executed the foregoing instrument in behalf of IRIS JUNE GUDMANSON BOWEN, as her Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said IRIS JUNE GUDMANSON BOWEN, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 14th day of June, 2001.

NOTARY PUBLIC

My Commission Expires: 5/26/02