8X284

0105018

OLD REPUBLIC

National Title Insurance Company
201 Fourth Avenue North, Suite 150
Nashville, Tennessee 37219-2011

STATE OF TENNESSEE }
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 148,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 21st DAY OF June, 2001

NOTARY PUBLIC

My Commission expires: 9-28-2002

THIS INSTRUMENT PREPARED BY:
Devereaux D. Cannon, Jr., Attorney, 201 Fourth Avenue, N., Nashville, TN 37219

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
OVERLOOK VENTURES, LLC (NAME)	Same (NAME)	104-10-127
3304 Overlook Drive (ADDRESS)	(ADDRESS)	
Nashville, TN 37212 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 148,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

ANDREW W. LEVER AND WIFE, JULIA B. LEVER

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

OVERLOOK VENTURES, LLC

hereinafter called the **GRANTEES**, their 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. 170 on the Map of R. W. Grizzard's Subdivision of part of the Bosley Tract, a plan which is NOT OF RECORD, and fronting 70 feet along the northwesterly margin of Overlook Drive and more completely described in that certain deed of record at Book 10226, page 948, Regsiter's Office for said County, to which deed reference is hereby made and the same incorporated herein for a complete description of said lot.

Being the same property conveyed to Andrew W. Lever and wife, Julia B. Lever by deed from Mark A. Combs, an unmarried person, of record in Book 11582, page 153, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. Davidson County taxes for 2001, which have been prorated and assumed by the GRANTEE.
2. Restrictive covenants of record in Book 2011, page 89, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3304 Overlook Drive - Nashville, TN 37212
(House Number) (Street) (City) (State) (Zip)

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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 21st day of June, 2001.

Davidson County DEEDWARR
Recvd: 06/21/01 14:52 2pgs
Fees:11.00 Taxes:547.60
20010621-0066063

ANDREW W. LEVER

JULIA B. LEVER

By
Andrew W. Lever, Atty-in-Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared ANDREW W. LEVER, to me known to be the person who executed the foregoing instrument on behalf of JULIA B. LEVER, and acknowledged that he executed the same as the free act and deed of the said JULIA B. LEVER.

Witness my hand and official seal at office this 21st day of June, 2001.

Notary Public

My Commission expires:

9-28-2002

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANDREW W. LEVER, the bargainor, with whom I am personally acquained (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 21st day of June, 2001.

Notary Public

My Commission expires:

9-28-2002