Davidson County DEEDWARR
Recvd: 06/28/01 11:33 2pgs
Fees:11.00 Taxes:340.40

20010628-0068556

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $92,000.00

Harry D Bass
Affiant

Subscribed and sworn to before me, this 8th DAY OF June, 2001.

Rita B. Mitchell
Notary Public

MY COMMISSION EXPIRES: 5-20-2003

(AFFIX SEAL)

RITA B. MITCHELL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

WARRANTY DEED

ET-01-1468

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
E. W. Wilkerson and Harry D. Bass	Don Bass	
(NAME)	(NAME)	
4236 Samoa Drive	P.O. Box 8026	75-6-46
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee	Hermitage, TN 37076	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we GRADY C. WELCH, JR. AND WIFE, DIANNA L. WELCH, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto E. W. WILKERSON AND HARRY D. BASS , hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 292 on the Plan of Hermitage Estates, Section II, as of record in Book 3700, page 23, Register's Office for Davidson County, Tennessee, and described as follows:

Said lot fronts 78.4 feet on the westerly side of Samoa Drive and runs back 152.2 feet on the northerly line and 159.9 feet on the southerly line to a dead line in the rear on which ist measures 92.05 feet.

Being the same property conveyed to Grady C. Welch, Jr., Unmarried by deed from Harry D. Bass and E. W. Wilkerson of record in Book 9697, Page 145, said Register's Office.

The said Dianna L. Welch joins in this conveyance for the purpose of conveying and waiving such marital rights, if any she may have in and to the said property.

This conveyance is subject to Restrictions of record in Book 3924, Page 25, said Register's Office.

This conveyance is subject to any and all existing easements and restrictions of record if any.

unimproved ( )
This is improved (X) property, known as 4236 Samoa Drive, Hermitage, Tennessee
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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; 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/our hand(s) this 8th day of June, 2001.

Grady C. Welch, Jr.

Dianna L Welch

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Grady C. Welch, Jr. and Dianna L. Welch, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this 8th day of June, 2001.

My Commission Expires: 5-20-2005

Rita B. Mitchell
Notary Public

RITA B. MITCHELL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 8th day of June, 2001.

My Commission Expires _____

_____
Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
EXECUTIVE TITLE LLC
3584 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122