WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/13/01 08:56 2pgs
Fees:13.00 Taxes:240.50

20010713-0074647

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JULY, 2001.

JIM R. COOL NOTARY PUBLIC AT LARGE TENNESSEE MY COMMISSION EXPIRES

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan E. McGee	SunTrust Bank	Map 106-13
(NAME)	(NAME)	
1911 Hutton Drive	201 4th Avenue North	Parcel 7
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37210	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Susan Estes McGee, Trustee under the Will of Virginia Wilson Estes**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Susan E. McGee, an unmarried person**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A 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. 106 on the Plan of Section One, Woodycrest, of record in Plat Book 1835, page 25, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Virginia Wilson Estes from Ira J. Estes and wife, Virginia Wilson Estes, of record in Book 104, page, 317, Register's Office for Davidson County, Tennessee. Virginia Wilson Estes has since died testate with her Will admitted to Probate in the Davidson County Probate Clerk's Office in Will Book 201, page 413 and recorded as Instrument No 20010529-055197, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Susan Estes McGee, Trustee under the Will of Virginia Wilson Estes as found in Will Book 201, page 413, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions and easements; (a) 2001 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 1835, page 25, said Register's Office; (c) Restrictive covenants contained in Book 1907, page 2, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 1911 Hutton Drive, Nashville, TN 37210
(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 hand this 9th day of July, 2001.

Susan Estes McGee, Trustee under the Will of Virginia Wilson Estes

By: Susan Estes McGee, Trustee under the Will of Virginia Wilson Estes

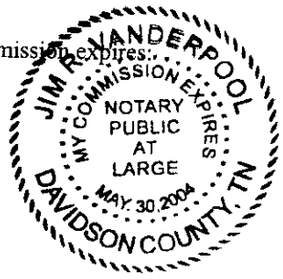
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before, the undersigned, a Notary Public, in and for said County and State, the within named, Susan Estes McGee, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and that she is the trustee under the Will of Virginia Wilson Estes, and who further acknowledged that she is authorized by said Will to execute the within instrument, as trustee of said Will, for the benefit of said beneficiary.

Witness my hand and official seal at Brentwood, Tennessee this 9th day of July, 2001.

Commission expires:



Notary Public