Davidson County DEEDWARR
Recvd: 07/20/01 14:58 2pgs
Fees:13.00 Taxes:462.50
20010720-0077379

THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney at Law
303 Frances Street (Zip 37072)
P. O. Box 904
Goodlettsville, TN 37070-0904

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Thomas B. White 106 Laura Drive White House, TN 37188	Same as New Owner	Map 43-131 Parcel 146

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, WHITT'S AUTO SALES, INC., a Tennessee corporation, hereinafter referred to as the "GRANTOR", has bargained and sold and by these presents does transfer and convey unto THOMAS B. WHITE, hereinafter referred to as the "GRANTEE", his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot Nos. 13 and 14 of Block "A" on the plan of Forest Park Subdivision at Madison, Tennessee, as of record in Book 843, page 44 and as revised in Book 2900, page 122, Register's Office for Davidson County, Tennessee.

SAID Lot Nos. 13 and 14 front together 50 feet on the westerly side of First Avenue and run back between parallel lines with the northerly margin of Oak Street, 105 feet to a dead line.

BEING the same property conveyed to Whitt's Auto Sales, Inc. by deed from Dorothy Crumpton, a widow, of record in Book 7399, page 542, Register's Office for Davidson County, Tennessee.

The legal description, as hereinabove set forth, is the same as that contained in the previous Deed of Record.

The current mailing address for said property is 103 Hickory Street, Madison, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever.

And the GRANTOR does covenant with the said GRANTEE, that GRANTOR is lawfully seized and possessed of said land in fee simple, has a good right to convey it and warrants that the same is unencumbered, except as follows:

1. Real Property Taxes for the year 2001, which are a lien, but not yet due and payable, which have been prorated between the parties and will be paid, in full, by the GRANTEE, when due.

2. Any and all matters as they may appear on the plan of record in book 843, page 44 and Book 2900, page 122, said Register's Office.

And, the GRANTOR does further covenant and bind itself, its successors or assigns to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands on the day and date last acknowledged below.

"GRANTOR"

WHITT'S AUTO SALES, INC.

BY: _____
JOE WHITT, SR., President

BY: _____
RUBY J. WHITT, Secretary

"GRANTEE"

_____
THOMAS B. WHITE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, THOMAS B. WHITE, with whom I am personally acquainted (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, at office, this the 18th day of July, 2001.

PATSY C. DAVIDSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

NOTARY PUBLIC

My Commission Expires December 6, 2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared JOE WHITT, SR. and RUBY J. WHITT, with whom I am personally acquainted and who acknowledged themselves to be the President and Secretary, respectively, of WHITT'S AUTO SALES, INC., the bargainor, a corporation, and as such President and Secretary, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the corporation by themselves as President and Secretary.

WITNESS my hand, at office, this the 18th day of July, 2001.

PATSY C. DAVIDSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

NOTARY PUBLIC

My Commission Expires December 6, 2001

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever ~~is greater,~~ for this transfer is $125,000.00.

_____
Affiant

Sworn to and subscribed before me, this the 18th day of July, 2001.

PATSY C. DAVIDSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

NOTARY PUBLIC

My Commission Expires December 6, 2001