FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF JULY, 2001.

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: ~~September 20, 2004.~~ 1/29/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Allison Title Company, 116 Wilson Pike Circle, Suite 206, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stacy M. Ladas	National Bank of Commerce	096-16-0-A/034.00
(NAME)	(NAME)	
108 Lakebrink Drive	115 29th Avenue South	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Nashville, TN 37212	
(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,

Robyn L. Ryan, unmarried

, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Stacy Michelle Ladas

, 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 Unit No. 56 of the First Revision, Phase One, Section Two, Larchwood, a Planned Unit Development, of record in Plat book 6200, page 347, Survey of Certificate of Correction of record in Book 7046, page 849, to which plat reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Robyn L. Ryan, unmarried, by Warranty Deed from Marguerite Gehrke, an unmarried person dated September 25, 1992 and filed for record in Book 8740, page 800, Register's Office for Davidson County, Tennessee.

Subject to easements of record in Plat Book 6200, page 347, corrected in Book 7046, page 849, Register's Office for Davidson County, Tennessee.
Subject to Restrictive Covenants of record in Book 6299, page 152, rerecorded in Book 6301, page 82 and amended in Book 6391, page 449, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 108 Lakebrink Drive, Nashville, TN 37214
(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.

Davidson County DEEDWARR
Recvd: 08/02/01 16:07 2pgs
Fees:13.00 Taxes:325.23

20010802-0082533

RLR

Witness my/our hand(s) this 31st day of July, 2001.

Robyn L. Ryan

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On 7/31/2001, before me personally appeared Robin L. Ryan to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 31st day of July, 2001.

Commission expires: September 20, 2004

Judith C. Jacobs Notary Public

JUDITH C. JACOBS
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TENNESSEE