WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/10/01 14:21 2pgs
Fees:13.00 Taxes:262.33

20010810-0086447

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 8th Day of August, 2001.

Notary Public

MY COMMISSION EXPIRES: 10/25/03

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, 613 Potomac Place, Suite 201 Smyrna, TN 37167

My Commission Expires October 25, 2003

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maureska A. Steele	Union Planters Bank, N.A.	150-6-223
(NAME) 3010 Woodymore Place	(NAME) P.O. Box 2127	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Memphis, TN 38101-2127	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Joel K. Janeway and wife, Beth Janeway**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Maureska A. Steele, unmarried** hereinafter called the GRANTEE(S), 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. 20-A on the plan of WOODYMORE HEIGHTS, SECTION 2, LOTS 18-20 ZONE LOT DIVISION as of record in Book 6900, page 203, also, see Plat Book 5200, page 645, Register's Office for Davidson County, Tennessee, said Register's Office, to which plan reference is hereby made for a more particularly description of said lot.

Being a part of the same property conveyed to Joel K. Janeway and wife, Beth M. Janeway by Warranty Deed of record in Book 7133, page 426, Register's Office of Davidson County, Tennessee.

Subject to all matters as shown on the plan of record in Book 5200, page 645 and plan of record in Book 6900, page 203, said Register's Office; to Restrictive Covenants of record in Book 6534, page 872, and amended in Book 6536, page 329, said Register's Office;

This is unimproved ( )
improved(X) property, known as 3010 Woodymore Place 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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 August, 2001.

Joel K. Janeway by Beth M. Janeway Attorney in fact

Joel K. Janeway
By: Beth Janewy, his attorney in fact

Beth Janeway

Beth Janeway

STATE OF TENNESSEE)
:ss
COUNTY OF DAVIDSON)

On this the 8th day of August, 2001, before me personally appeared Beth Janeway, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Authorized Agent by Power of Attorney for Joel K. Janeway, and is authorized to execute this instrument, by virtue of an instrument being recorded in Instrument No. 200107110073909, Register's Office of Davidson County, TN.

WITNESS MY HAND AND OFFICIAL SEAL, at office, this the 8th day of August, 2001.

NOTARY PUBLIC

My Commission Expires: 11/17/02

CONNIE R. GILL NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

STATE OF TENNESSEE)
:ss
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said county and state, the within named, Beth Janeway whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, at office, this the 8th day of August, 2001.

NOTARY PUBLIC

My Commission Expires: 11/17/02

CONNIE R. GILL NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN