47

# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/14/01 14:18 2pgs
Fees:13.00 Taxes:259.00

20010814-0087706

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

X Joseph K. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 9th DAY OF August 2001

Notary Public

MY COMMISSION EXPIRES: 10-2-03
(AFFIX SEAL)

G-6782-E

**THIS INSTRUMENT WAS PREPARED BY**

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Joseph K. Smith (NAME) | AMSOUTH BANK (NAME) | MAP 50-13 |
| 3124 Ewingwood Drive (ADDRESS) | 2050 Parkway Office Circle (ADDRESS) | PARCEL 58 |
| Nashville, TN 37207 (CITY) (STATE) (ZIP) | Birmingham, Alabama 35244 (CITY) (STATE) (ZIP) | 12DZ95546 |

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, Shirley Ann Johnson, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph K. Smith and Lorene Q. Fitzgerald

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. 55 on the Plan of Golden Valley Estates, Section I, as of record in Book 4175, Page 142, Register's Office for Davidson County, Tennessee.

Said Lot No. 55 fronts 55.26 feet on the northerly margin of Ewingwood Drive and extends back on the westerly margin 133.58 feet and 132.3 feet on the easterly margin to a dead line in the rear which measures 58.55 feet thereon.

Being the same property conveyed to Shirley Ann Johnson by deed from Robert Ray Gardner et ux Ada Mai Gardner, of record in Book 4666, Page 886, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( X ) property, known as 3124 Ewingwood Drive, Nashville, TN 37207
(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 August 2001

X Shirley Ann Johnson
Shirley Ann Johnson



DCTN01WC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shirley Ann Johnson, unmarried

the bargainor _____, 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. Witness my hand and official seal at Goodlettsville, Tennessee, this 9th day of August, 2004.

Commission expires 10-25-03

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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 _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public