Box 36
PBW

THIS INSTRUMENT PREPARED BY:

David B. Herbert, Attorney
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-8985

| | |
|---|---|
| **Name and Address of New Owner:**<br>**Fred L. Sharp**<br>1705 Kennesaw Drive<br>Nashville, TN 37216 | |
| **Send Tax Bills to:**<br>New Owner | |
| **Property Address:**<br>3603 Wilbur Place<br>Nashville, Tennessee 37204 | **MAP PARCEL NO.**<br>**118-13-173** |

## WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **DOROTHY C. BEAN, UNMARRIED, "GRANTOR"** has bargained and sold, and by these presents do transfer and convey unto **FRED L. SHARP, "GRANTEE"** his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 31 on the Map of Woodmont Estates, as of record in Book 1130, page 2, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Edith B. Kealey, by Quitclaim Deed from Jerry R. Humphreys, Jr., as of record in Book 5729, page 937, Register's Office for Davidson County, Tennessee, the said Edith B. Kealey having since died and devised said property to Dorothy C. Bean, by Will of record in Will Book 142, page 186, Probate Court for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. All matters shown on the Plan of record in Book 1130, page 2, Register's Office for Davidson County, Tennessee.

2. Taxes for the year 2001 which have been prorated and assumed by Grantee.

Davidson County DEEDWARR
Recvd: 08/16/01 15:38 2pgs
Fees:13.00 Taxes:536.50
20010816-0088842

**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 Grantor does covenant with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor does further covenant and bind herself, her heirs and 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. 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** our hand this 16th day of August, 2001.

Dorothy C. Bean

Dorothy C. Bean

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**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 Dorothy C. Bean,unmarried, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

**WITNESS** my hand and seal at Nashville, Tennessee, this 16th day of August, 2001.

David B. Herbert

Notary Public

NOTARY PUBLIC AT LARGE David B. Herbert My Commission Expires January 29, 2005 STATE OF TENNESSEE

My commission expires:

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**STATE OF TENNESSEE** |

**COUNTY OF DAVIDSON** |

The actual consideration or value whichever is greater, for this transfer is $145,000.00

Fred Talley

Affiant

Subscribed and sworn to before me, this the 16th day of August, 2001.

David B. Herbert

NOTARY PUBLIC

My commission expires:

NOTARY PUBLIC AT LARGE David B. Herbert My Commission Expires January 29, 2005 STATE OF TENNESSEE