WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/23/01 10:28 2pgs
Fees:13.00 Taxes:414.40

20010823-0091069

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 112,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF August, 2001

Notary Public

MY COMMISSION EXPIRES: 12-20-03
(AFFIX SEAL)

CHERYL M. TRAVERSE NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sally E. Lindsey (NAME)	CTX Mortgage Company (NAME)	MAP 061-11
1017 Matthews Avenue (ADDRESS)	P. O. Box 199114 (ADDRESS)	PARCEL 010
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Dallas, TX 75219-9114 (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, Dennis M. Hall and wife, Peggy H. Hall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sally E. Lindsey, Unmarried

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 Nos. 24 and 25 on the Plan of a Re-Subdivision of Lots Nos. 11 to 17, inclusive in I. C. McMahans Maplewood Tract as of record in Book 547, page 144, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Lot No. 24 fronts 50 feet on the northerly margin of Matthew Avenue and extends back between parallel lines measuring 160 feet to a dead line in the rear measuring 50 feet thereon. Lot No. 25 fronts 48 feet on the northerly margin of Matthew avenue and runs back 160 feet on the westerly line and 167.5 feet on the easterly line to a dead line in the rear measuring 95.5 feet thereon.

BEING the same property conveyed to Dennis M. Hall and wife, Peggy H. Hall by Warranty Deed from Robert E. Collins, Jr. and wife, Pamela L. Collins of record in Book 7608, page 531, Register's Office for Davidson County, TN.

This conveyance is subject to Taxes for the year 2001 and subsequent years, the Plan, Restrictive Covenants and Easements of record.

unimproved ( )
This is improved (X) property, known as 1017 Matthews Avenue, Nashville, TN 37216
(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 our hand s this 22nd day of August, 2001

Dennis M. Hall

Peggy H. Hall

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 Dennis M. Hall and wife, Peggy H. Hall

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 22nd day of August, 2001.

Commission expires 12-20-03

Notary Public

NOTARY PUBLIC AT LARGE HARTFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ 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