B0436

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/05/01 17:34 2pgs
Fees:13.00 Taxes:549.45

20010905-0096449

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 148,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF August, 2001

NOTARY PUBLIC AT LARGE
Douglas A. Brace
My Commission Expires November 24, 2003
STATE OF TENNESSEE

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HANSEL CREASON CLAYTON, JR. (NAME)	Countrywide Home Loans, Inc. (NAME)	MAP 103-06
5555 Kendall Drive (ADDRESS)	MSN-SV22	PARCEL 242
Nashville, TN 37209 (CITY) (STATE) (ZIP)	P.O.Box 10212 (ADDRESS) Van Nuys, CA 91410-0212 (CITY) (STATE) (ZIP)	FB #08DA-56831

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, CHRISTOPHER JACOB, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HANSEL CREASON CLAYTON, JR., 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 No. 1 on the Plan of "Resubdivision of Lots 61 and 62 Brookside Court" of record in Book 5190, Page 278, Register's Office for Davidson County, Tennessee, to which plan is here made, excluding, however, the following property.

BEING part of Lot No. 62 of the Plan of Brookside Court, of record in Book 1424, Page 145, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the present eastern margin of White Bridge Road; said point being on the southwest corner of the intersection of Kendall Drive and White Bridge Road and lying in a southerly direction a distance of 50.65 feet, more or less, from the centerline of Kendall Drive, said point is also the beginning of a curve; thence, in a northerly and easterly direction with the present eastern margin of White Bridge Road and the present southern margin of Kendall Drive along a curve to the right having a central angle of 52 deg. 47' 53" and a radius of 27.69 feet for a distance of 25.52 feet, more or less, to a point; said point being the intersection of the present southern margin of Kendall Drive with the proposed southern margin of Kendall Drive; thence, in a westerly and southerly direction with the proposed southern margin of Kendall Drive and the proposed eastern margin of Briley Parkway along a curve to the left having a central angle of 58 deg. 00' 10" and having a radius of 24.00 feet to a distance of 24.30 feet, more or less, to a point of reverse curvature; thence, in a southerly and westerly direction with the proposed eastern margin of Briley Parkway along a curve to the right having a central angle of 2 deg. 32' 41" and having a radius of 1,949.86 feet for a distance of 86.60 feet, more or less, to a point; said point being the intersection of the

CONTINUED

unimproved ( )
This is improved (X) property, known as 5555 Kendall Drive, Nashville, TN 37209
(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 28th day of August, 2001

CHRISTOPHER JACOB

Jami Teel Jacob

Jami Teel Jacob

LEGAL DESCRIPTION CONTINUATION

proposed eastern margin of Briley Parkway and the present eastern margin of White Bridge Road; thence, in a westerly and northerly direction with the present eastern margin of White Bridge Road along a curve to the right having a central angle of 66 deg. 54' 53" and having a radius of 20.00 feet for a distance of 23.26 feet, more or less, to a point; said point being the end of curve; thence, in a northerly direction with the present eastern margin of White Bridge Road for a distance of 67.27 feet, more or less, to the point of beginning and contaning in area approximately 621 square feet.

INCLUDED IN BUT EXECLUDED from said description is the tract conveyed to the Metropolitan Government by deed of record in Book 5317, Page 145, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Christopher Jacob, unmarried, by Deed from Mark Christofersen and wife, Bette Christofersen, of record in Book 10634, Page 517, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

* and wife, Jami Teel Jacob,

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CHRISTOPHER JACOB, ~~UNMARRIED,~~ * and the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of August, 2001.

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: 5/28/03