47

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/09/01 14:29 2pgs
Fees:13.00 Taxes:294.15

20011009-0110031

G-7161-E

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 79,500.00

Affiant

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

Notary Public / Bertie Jo Whitaker

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

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
Jeremy J. Denton (NAME)	SunTrust Bank (NAME)	MAP 72-4
1503 Norvel Avenue (ADDRESS)	P.O. Box 305110 / 7th Floor (ADDRESS)	PARCEL 187
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Nashville, TN 37230 (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, American Consulting Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeremy J. Denton and wife, Brook A. Denton

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. 29 on the Map of Shawdowlawn, of record in Book 1130, Page 84, Register's Office of Davidson County, Tennessee.

Said Lot No. 29 fronts 60 feet on the northerly side of Norvell Avenue and runs back between lines 140 feet on the west line and 135.5 feet (field measure) on the east line, to a dead line in the rear measuring 60 feet thereon.

Being the same property conveyed to American Consulting Corporation by deed from Arnold M. Weiss, as Substitute Trustee of record in Instrument No. 20010118-0005508, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1503 Norvel 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 my hand this 28th day of September, 2001

American Consulting Corporation
By: Forest Dale Hire, Pres.
Forest Dale Hire, President

DCTN01WC

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Forest Dale Hire and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the American Consulting Corporation the within named bargainor, and corporation, and that he as such President 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 Forest Dale Hire as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Goodlettsville, TN on this the 28th day of September, 2001.

My commission expires 10/15/03

Notary Public

~~Bertie Jo Whitaker~~ Lois Pepper

LOIS PEPPER NOTARY PUBLIC AT LARGE