WARRANTY DEED

47

Davidson County DEEDWARR
Recvd: 10/10/01 14:16 2pgs
Fees:13.00 Taxes:310.43

20011010-0110491

G-7189-E

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF October, 2001

NOTARY PUBLIC AT LARGE SUMNER COUNTY (AFFIX SEAL)

Notary Public

MY COMMISSION EXPIRES: 10/15/03

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
Kerri J. Roscoe (NAME)	National Bank of Commerce (NAME)	53-8/134.00
312 28th Street (ADDRESS)	115 29th Avenue South (ADDRESS)	
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Nashville, Tn 37239 (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, Wendy Cassella, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kerri J. Roscoe

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 and the northerly 20 feet of Lot No. 2 of Block 17, on the plan of Dabbs and Elliott's Plan of Old Hickory, of record in Book 547, Page 127, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot No. 1 and part of Lot No. 2 front together 70 feet on the Easterly side of 28th Street and extend back between parallel line 144 feet to an alley.

Being the same property conveyed to Wendy Cassella, unmarried by deed from David Miller Jakes, unmarried of record in Book 10302, Page 650, Register's Office for Davidson County, Tennessee.

Tammy Nauman executes this instrument as Attorney-In-Fact on behalf of Wendy Cassella, pursuant to the Power of Attorney being recorded by Instrument Number 20011010-0110490 in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 312 28th Street, Old Hickory, TN 37138
(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 5th day of October 2001

Wendy Cassella
By Wendy Cassella by Tammy Nauman Attorney in fact
Tammy Nauman, Attorney-in-fact

DCTN01WC

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, 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 _____, _____.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public in and for the County and State 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, a corporation, and that _____ as such _____ and _____ being authorized to do so, 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 in _____, Tennessee on this the _____ day of _____, _____.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 5th day of October, 2001, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Tammy Nauman to me known to be the person who executed the foregoing instrument in behalf of Wendy Cassella, and acknowledged that she executed the same as the free act and deed of the said Wendy Cassella.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 5th day of October, 2001.

My Commission Expires: 12/18/01

DORIS COLEY
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE

Doris Coley
Notary Public

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted (or proved to me on the basis of satisactory evidence), and who acknowledged to me that _____ is the _____ of_____ , a Tennessee limited liability company, and that _____, being authorized so to, executed the within instrument for the puposes therein contained on behalf of the said _____, by signing _____ name as such _____.

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

_____
Notary Public

My Commission Expires:_____