Davidson County DEEDWARR
Recvd: 10/18/01 11:42 2pgs
Fees:13.00 Taxes:220.89
20011018-0113677

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WARRANTY DEED

This Indenture made this **11th** day of **October, 2001** between **Nathaniel Shelbourne, an unmarried man, and Julia L. Shelborne, an unmarried woman, ,** GRANTOR, and **DeJuan Ridley, unmarried ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Land in Davidson County, Tennessee, being Lot 59, Highland Trace Subdivision of record in Plat Book 5200, page 616, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Nathaniel Shelbourne and wife, Julia Shelbourne by Warranty Deed of record in Book 8868, page 147, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 5200, page 616, Register's Office for Davidson County, Tennessee

Subject to restrictions of record in Book 6143, page 781, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 2516/2518 Highland Trace Drive, Nashville, Tennessee 37207.

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(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **11th** day of **October, 2001.**

Nathaniel Shelbourne

Julia L. Shelborne

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nathaniel Shelbourne and Julia L. Shelborne, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 11th day of October, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-02

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $59700

Affiant

Subscribed and sworn before me this 11th day of October, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-02

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
DeJuan Ridley
2516/2518 Highland Trace Drive
Nashville, Tennessee 37207

Send Tax Bills to:
TransLand Financial Services, Inc.
2700 Westhall Lane, Suite 210
Maitland, Florida 32751

Map & Parcel Number:

Map 59-12 Parcel 32