Davidson County DEEDWARR
Recvd: 10/22/01 15:03 1pgs
Fees:13.00 Taxes:210.90

20011022-0115093

WARRANTY DEED

RANDOLPH-BT01056

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $57,000.00

Affiant

Subscribed and sworn to before me this 21st DAY OF September, 2001.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

GEORGE R. WOODS, JR. NOTARY PUBLIC AT LARGE EXPIRES: JULY 23, 2002 SUMNER COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY, and PLEASE RETURN TO:

Middle Tennessee Escrow Company, LLC
120 Anderson Lane
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS.
Johnnie R. Randolph, unmarried	North American Mortgage	081-12-118
(NAME) 1628 Arthur St.	(NAME) 4301 Hillsboro Pike, Suite 328	
(ADDRESS) Nashville, Tennessee 37208	(ADDRESS) Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, CLARENCE SUMMEY, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto JOHNNIE R. RANDOLPH, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit:

Being the southerly 30 feet of the northerly 40 feet of Lot No. 315 on the plan of McGavock, of record in Book 21, page 23, Register's Office for Davidson County, Tennessee. Said part of Lot 315 fronts 315 feet on the easterly side of Arthur Avenue, formerly Wetmore Avenue, and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Clarence Summey, a married person, by deed from Richard Chambers of record in instrument number 20010625-0066999 at the Register's Office in Davidson County, Tennessee.

This is improved (X) properly, known as 1628 Arthur St., Nashville, Tennessee 37208
unimproved ( ) (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/our hand(s) this 21st day of September, 2001.

Clarence Summey

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 Clarence Summey, married, 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/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville (city), TN (state), this 21st day of September, 2001.

My Commission Expires: _____

Notary Public

GEORGE R. WOODS, JR. NOTARY PUBLIC AT LARGE EXPIRES: JULY 23, 2002 SUMNER COUNTY, TENN