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Realty 421

THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **First Title & Escrow Co., Inc.** **FTEC File No. 18455**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $122,000.00. Affiant Subscribed and sworn to before me this 22nd day of OCTOBER, 2001. Notary Public My Commission Expires:

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires November 29, 2003

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Ms. Sandra Roberts Ms. Julie Roberts 1337 General George Patton Road Nashville, TN 37221	NBC 115 29th Ave So. Nashville TN 37212	MAP 142-09-E PAR 123..00 CO FB 09D 78920

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, GINA L. TOLLISON, MARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to SANDRA ROBERTS AND JULIE ROBERTS, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 1337 General George Patton Road, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

This is not now nor has it ever been the principal residence of Jay Clemmons, spouse of Gina L. Tollison.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever 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 has executed this instrument on this 22nd day of OCTOBER, 2001.

GINA L. TOLLISON

Davidson County DEEDWARR
Recvd: 10/30/01 13:17 2pgs
Fees:13.00 Taxes:451.40
20011030-0118215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, GINA L. TOLLISON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that SHE executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 22nd day of OCTOBER, 2001.

My Commission Expires: _____

Notary Public

My Commission Expires
Nov 29, 2003

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit 1337 on the Plan of Section Seven Phase One River Plantation Condominium Apartments of record in Plat Book 5200, pages 705 and 706, amended in Book 6392, page 321, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of River Plantation (Section Seven), a horizontal property regime established by Master Deed of record in Book 6226, page 9, said Register's Office.

Being the same property conveyed to Gina L. Tollison, unmarried by deed from Dana Kaye Kildron (now Alsobrooks, married) of record in Book 11610, page 540, said Register's Office.

This conveyance is made subject to (1) Restrictions of record in Book 6226, page 9; (2) By-Laws of record in Book 6226, page 18; (3) Easements of record in Book 2274, page 547 and Book 3770, page 6; and (4) All matters appearing on the Plan of record in Plat Book 5200, pages 705 and 706, amended in Book 6392, page 321, said Register's Office.