WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/31/01 09:40 2pgs
Fees:13.00 Taxes:499.50

20011031-0118671

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,000.00

James R. Mosley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF OCTOBER, 2001.

MARK A. ELLMORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: January 25, 2003.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney in Fact, 1821 Old Murfreesboro Pike, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stuart C. Naylor	Stuart C. Naylor	118-13-149
(NAME)	(NAME)	
4315 Dale Avenue	4315 Dale Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Nashville, TN 37204	
(CITY) (STATE) (ZIP)	(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, Mary Helen McCord, a widow, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stuart C. Naylor and Thomas McCarter, 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 the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being part of Lot No. 33 on the plan of the Country Property of N. A. McNairy, deceased, as of record in Minute Book "E", pages 564 and 565, and Plan Book 1, Page 29, Chancery Court at Nashville, being part of Lot No. 9 on the plan of Caldwell Lane Subdivision, unrecorded, described according to a survey made by James A. Hamilton, Jr., Surveyor, October 11, 1949, and revised October 17, 1949, as follows:

BEGINNING on the westerly margin of Bates Drive, at a point 223 feet south of the southerly margin of Caldwell Lane; thence with said Drive, southwardly 102 feet to a point 100 feet north of the northeast corner of Lot No. 107 on the plan of Rolling Meadows, as of record in Book 1424, Pages 98 and 99, Register's Office for said County; thence westwardly 199.65 feet, more or less, to the easterly line of the old Morrow property, being 100 feet north of the northwest corner of said Lot No. 107; thence with the easterly line of said Morrow Property, North 2° 49' east 91.3 feet; thence South 87° 45' east 32.35 feet; thence North 2° 55' east 10.7 feet; thence South 87° 45' east 167.4 feet to the beginning.

BEING the same property conveyed to Vincent A. McCord, Sr. and wife, Mary Helen McCord by deed from Gwendolene M. Perry and Ianthe McQuilkin of record in Book 1762, Page 445, Register's Office for Davidson County, Tennessee. Vincent A. McCord, Sr. having since died.

This instrument is subject to any and all restrictions, easements and building setback lines of record.

unimproved ☐
This is improved ☒ property, known as 3907 General Bates Drive, Nashville, TN 37204
(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 19th day of October, 2001.

Mary Helen McCord by Cecilia M. Iwao
Mary Helen McCord, by Cecilia M. Iwao, Attorney in Fact
Attorney in Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, Cecilia M Iwao, known to me (or satisfactorily proven) to be the person whose name is subscribed as attorney in fact for Mary Helen McCord, and acknowledged that she executed the same as the act of her principal for the purposes herein contained.

Witness my hand and official seal at Nashville, Tennessee this 19th day of October, 2001.

Commission expires: January 25, 2003

Mark A. Ellmore, Jr. Notary Public

MARK A. ELLMORE, JR.