WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.00

Charles T. Tate
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF OCTOBER, 2001.

Notary Public

MY COMMISSION EXPIRES: 4/6/02

(AFFIX SEAL)

JACK CASE WILSON ★ NOTARY PUBLIC AT LARGE ★ WILLIAMSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Wilson & Weiss Title Associates, LLC, 7100 Executive Center Drive, Ste. 150, Brentwood, Tennessee 37027

B-2341

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles T. Tate	Charles T. Tate	161-04-0-173.00
(NAME) 305 Delvin Drive	(NAME) 305 Delvin Drive	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Nashville, TN 37211	
(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, The Franelle M. Wood Revocable Trust, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles T. Tate and wife, Joanne Tate, 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. 30 on the Map of Goodrich Heights Subdivision, as of record in Book 2663, Page 60, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Franelle M. Wood by deed from Homer Watkins Rodriquez and wife, Martha Eleanor Rodriquez of record in Book 3026, Page 281, Register's Office for Davidson County, Tennessee. Said property being further conveyed to The Franelle M. Wood Revocable Trust by Quitclaim Deed from Franelle M. Wood, of record in Book 10883, Page 670, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 299 April Lane, Nashville, TN 37211
(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 1st day of October, 2001.

The Franelle M. Wood Revocable Trust

By: Franelle M. Wood
Franelle M. Wood, Co-Trustee

Joel B. McCurdy
Joel B. McCurdy, Co-Trustee

Davidson County DEEDWARR
Recvd: 11/07/01 17:45 2pgs
Fees:13.00 Taxes:425.50

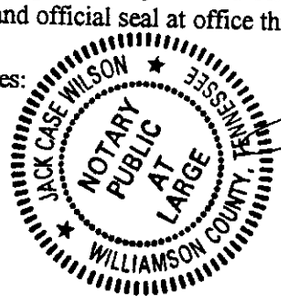
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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Franelle M. Wood and Joel B. McCurdy with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the Co-Trustees of The Franelle M. Wood Revocable Trust, dated 02/16/98, the within named bargainor, a corporation, and that they as such Co-Trustees being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said The Franelle M. Wood Revocable Trust as such Co-Trustees.

Witness my hand and official seal at office this 1st day of October, 2001.

My Commission Expires:
4/16/02



Notary Public

RETURN TO:

Wilson & Weiss Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027