WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/28/01 15:22 2pgs
Fees:13.02 Taxes:132.26
20011128-0130206

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,745.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th Day of November, 2001.

Notary Public

MY COMMISSION EXPIRES: 11/17/03

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, 613 Potomac Place, #201 Smyrna, TN 37167

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bailey Hewitt	New Owner	60-12-149
(NAME)	(NAME)	
336 Ash Grove Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(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 considerations, the receipt of which is hereby acknowledged, we, **Heirs at Law of Mincy Mai Paradise**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Bailey Hewitt, married** herereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Rutherford County, State of Tennessee, described as follows, to-wit:

Land in the 12th Civil District of Davidson County, Tennessee, being Tract No. 6 on the Plan of Dewey E. Moore, Lands, according to a survey by M. H. Regan, Surveyor, dated August 19, 1957, and being more particularly described as follows:

Beginning at an iron pin on the westerly margin of a 35.0 foot line, said iron pin being the northeasterly corner of Tract No. 5 on the above mentioned plan; thence north 84 deg. 35' West 301.8 feet to an iron pin; thence North 4 deg. 55' East 50.0 feet to an iron pin; thence south 84 deg. 35' East 302.2 feet to an iron pin in the westerly margin of a 35.0 foot lane; thence South 4 deg. 55' west 50.0 feet along the westerly margin of a 35.0 foot lane, to the point of beginning.

Being the same property conveyed to Mincy May A. Paradise and husband, J. H. Paradise, both of whom are now deceased, by Warranty Deed of record in Book 4530, page 583, Register's Office of Davidson County, Tennessee, and was devised to Serenia Darlene Paradise by the Last Will and Testament of Mincy Mai Paradise of record in Book 7769, page 818, said Register's Office. Said Will never having not been probated Serenia Darlene Paradise, Shelia Kay Paradise Sullivan and Ricky Kenneth Paradise, being her sole heirs-at-law, join in the conveyance of this instrument.

Mincy May A. Paradise and Mincy Mai Paradise, being one and the same person.

Subject to easement in Book 3834, page 80, Register's Office for Davidson County, Tennessee.

This is unimproved ( )
improved(x) property, known as 221 Whitney Park Drive Nashville TN 37207
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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 20th Day of November, 2001.

Heirs of Mincy Mai Paradise

Serenia D. Paradise

Shelia K. Sullivan

Ricky K Paradise
Ricky Kenneth Paradise
FLDL P632-731-54-349 0

STATE OF FLORIDA
COUNTY OF Clay

Personally appeared before me, the undersigned Notary Public in and for said county and state, the within named, Ricky Kenneth Paradise whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this the 21 day of November, 2001.

Notary Public

My Commission Expires:
2-20-04

NOTARY PUBLIC
Notary Public, State of
My comm. expires Feb
No. CC91191

State of Tennessee
County of Rutherford

Personally appeared before me, the undersigned Notary Public in and for said county and state, the within named, Serenia D. Paradise and Shelia K. Sullivan whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th day of November, 2001.

Notary Public

My Commission Expires: 11/17/02

NOTARY PUBLIC AT LARGE