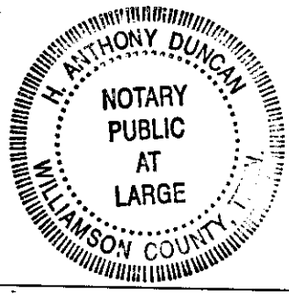
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $197,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF NOVEMBER, 2001.

Notary Public

MY COMMISSION EXPIRES: 1/30/02

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Wilson & Wilson Title Associates, LLC,
1910 Rear 21st Avenue South, Nashville, Tennessee 37122

D-0009

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Raymond E. Goricki, et ux	Suntrust Bank	104-15-0-169.00
(NAME)	(NAME)	
2219 Blair Blvd.	P.O. Box 305110	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	Nashville, TN 37230-5110	
(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, David A. James and wife, Veronica S. James, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Raymond E. Goricki and Sara Kendall Scarlett, Husband and wife, 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 the easterly 50 feet of the westerly 126 1/4 feet of Lot No. 99 on the Plan of Sunset park, as of record in Book 332, Page 132, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 99 fronts 50 feet on the southerly side of Blair Boulevard and runs back between parallel lines, 159 feet, more or less, to the northerly line of Lot No. 62 on said plan.

BEING all of the same property conveyed to David A. James and wife, Veronica S. James by Warranty Deed from Kathryn Runyeon Young and husband, Peter A. Young of record in Book 10420, Page 116, 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 2219 Blair Blvd., Nashville, TN 37212

(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 our hands this 16th day of November, 2001.

Davidson County DEEDWARR
Recvd: 11/29/01 10:09 2pgs
Fees:13.00 Taxes:728.90
20011129-0130645

David A. James by ML
David A. James
By Attorney in Fact Mark Deutschmann

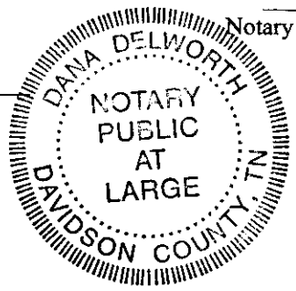
Veronica S. James by ML
Veronica S. James
By Attorney in Fact Mark Deutschmann

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Mark Deutschmann, known to me or satisfactorily proven to be the person who executed the foregoing instrument in behalf of David A. James and Veronica S. James, and acknowledged that he/she execute the same by Power of Attorney, as the free act and deed of said David A. James and Veronica S. James. Witness my hand and Notarial Seal this 16th day of November, 2001.

Dana Delworth
Notary Public

My Commission Expires: 11/27/04



RETURN TO:

Wilson & Wilson Title Associates, LLC
1910 Rear 21st Avenue South
Nashville, Tennessee 37122