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Ricky Tate
18-A

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP40529

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/11/02 14:00 2pgs
Fees:13.00 Taxes:366.30

20020111-0004898

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,000.00

Martha J Bailey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 7th day of January, 2002

Glenda K Patton
Notary Public

MY COMMISSION EXPIRES: 3/14/2005

NOTARY PUBLIC AT LARGE WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martha & William Bailey	1st Trust Bank for Savings	92-13-204
3902 Nevada Avenue	P.O. Box 17257	
Nashville, TN, 37209	Memphis, TN 38187-0257	

FOR AND IN 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, I/WE,

Glenda W. Jordan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Martha Bailey and William Bailey

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 westerly 50 feet of the easterly 100 feet of block No. 26 on the Map of Charlotte Park 2nd Addition, Extended, Etc., as of record in Book 421, Page 10, Register's Office for Davidson County, Tennessee.

Beginning in the northerly margin of Nevada Avenue, 50 feet west of the northwest corner of Nevada Avenue, formerly 3rd Avenue, and "B" Street or 39th Avenue North; thence with the northerly margin of Nevada Avenue, westwardly 50 feet; thence northwardly parallel with the westerly margin of "B" Street or 39th Avenue North, 150 feet to the southerly margin of an alley; thence with the southerly margin of said alley, eastwardly 50 feet; thence southwardly 150 feet to the point of beginning.

Being the same property conveyed to Glenda W. Jordan by deed from Provident Bank of record as Instrument #20010530-0055852, Register's Office for Davidson County, Tennessee. This is investment property and has never been the residence of Grantor nor Grantor's spouse.

Unimproved ( )
This is improved (X) property known as 3902 Nevada Avenue, Nashville, TN 37209

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/our hand(s) this 7th day of January, 2002

X Glenda W. Jordan
Glenda W. Jordan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named Glenda W. Jordan, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this

Notary Public

My Commission Expires: 5/7/02

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.