Davidson County DOT
Recvd: 02/05/02 14:45 2pgs
Fees:13.00 Taxes:109.48

20020205-0015990

JENNIFER R. PETERS
NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENN.

MY COMMISSION EXPIRES:
JAN. 29, 2005

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $$ 97200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th day of January, 2002

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southern Title Services, LLC, 198 East Main Street, Suite 201, Franklin, TN 37064

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stevie McAdoo ~~unmarried~~ *	SAME	Map: 149-11A-16
(NAME)	(NAME)	
5224 Rice Road		Parcel:
(ADDRESS)	(ADDRESS)	
Antioch TN 37013		
(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, TERRIE D. JOHNSON, UNMARRIED, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents does transfer and convey unto STEVIE MCADOO, ~~UNMARRIED~~ *, hereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being all of Lot No. 16 on the Plan of Rice Hill Subdivision, Section I, according to plat thereof, recorded in Plat Book 6250, page 858, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Terrie D. Johnson, unmarried, by Warranty Deed of record in Book 11389, page 9, said Register's Office.

Restrictive Covenants, Easements and Additional Exceptions:

Restrictive Covenants of record in Book 6812, page 48; By-Laws in Book 6812, page 55; Easement for Water and Sewer in Book 7316, pages 122 and 126 and in Book 7628, page 569; Dedication in Book 7097, page 613; and, any and all matters as shown on plat of record in Plat Book 6250, page 858; all of the Register's Office of Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 5224 Rice Road, Antioch, TN 37013
(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 Grantor covenants with the said GRANTEE(S) that it is lawfully seized and possessed of said land in fee simple, has 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 Grantor further covenant and bind itself, its successors and assigns, 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 our hands this 24th day of January, 2002.

Terrie D Johnson

Terrie D. Johnson

* Stevie MCADOO, a married man, joined herein by his wife Sonya MCADOO

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned Notary Public, personally appeared Terrie D. Johnson, unmarried who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 24th day of January, 2002.

Notary Public

My Commission Expires: 10-22-05

(SEAL)

Mail After Recording To:

Southern Title Services, LLC
198 East Main Street, Suite 201
Franklin, TN 37064