WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $66,900.00

James Batey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF MARCH, 2002.

Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 03/21/02 14:17 2pgs
Fees:13.00 Taxes:247.53
20020321-0034995

CARLA R. DILLARD NOTARY PUBLIC AT LARGE HAMILTON COUNTY, TENN.
MY COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
202 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Batey	Columbia National Inc.	094-01-0-183
(NAME)	(NAME)	
805 S 12th Street	7142 Columbia Gateway Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Columbia Maryland 21046	
(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, Coda, LLC , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James W. Batey , 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:

Being Lot No. 182 on the Plan of Payne, Blakemore and Cummings Addition to Nashville, as of record in Plat Book 57, Page 70, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Coda, LLC by deed from BB Doubleday Jr. of record in Instrument #20010524-0054259, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

unimproved ☐

This is improved ☒ property, known as 805 S 12th, Nashville, TN 37206
(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 5th day of March, 2002.

Coda, LLC

By: _____

Attest: _____

STATE OF Tennessee
COUNTY OF Williamson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Lynn Ellsworth with whom I am personally acquainted and who upon his oath acknowledged he to be the President of Toda LLC the within named bargainer, a corporation, and that, he as such President being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by Toda LLC as such President.

Witness my hand and official seal this 3/5/2002

My Commission Expires:

NOTARY PUBLIC AT LARGE
HAMILTON COUNTY, TENN.
MY COMMISSION EXPIRES: 02-08-03

Notary Public

File Number2202096
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027