WARRANTY DEED

Box 568

Davidson County DEEDWARR
Recvd: 04/05/02 10:48 2pgs
Fees:13.00 Taxes:296.00
20020405-0041825

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

William R. Healy Jr.
Affiant

JUDITH C. JACOBS NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENNESSEE

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF MARCH, 2002.

Judith C. Jacobs
Notary Public

MY COMMISSION EXPIRES: September 20, 2004.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Allison Title Company, 116 Wilson Pike Circle, Suite100, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William R. Healy Jr.	Union Planters Bank, National Association	070-08-0/219.00
(NAME)	(NAME)	
1903 Lathan Court	2019 Richard Jones Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Nashville, TN 37215	
(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,

Salley M. Lyons

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

William R. Healy, Jr.

, 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 part of Lot No. 30 on the Free Silver Plan of record in Book 332, page 46, Register's Office for said County, described according to a survey of Wm. Collier Parrish Associates, dated November 30, 1962, as follows:

Beginning at a point in the easterly margin of Lathan court, being 310 feet more or less, from the South margin of Youngs Lane, and being a common corner with the property conveyed to Gaines & Gaines Construction Company, Inc., by deed from Will Lathan, individually and as Trustee et al of record in Book 2594, page 345, Register's Office for said County, Thence along said easterly margin of Lathan Court South 24 degrees 35 minutes west to a point; thence continuing along said margin westerly around a curve with a radius of 50 feet, a distance of 66.09 feet to a point; thence South 10 degrees 19 minutes East 40.5 feet to a point thence S 55 degrees 27 minutes West 55.7 feet to a point; thence South 34 degrees 15 minutes West 88.0 feet to a point; thence North 65 degrees 59 minutes West 100.4 feet to a point; thence South 20 degrees 07 minutes West 118.2 feet more or less to a point in the United States Government take line for a easement for flowage of Cheatham Lake; thence along said line South 87 degrees 48 minutes East 315.7 feet to a point; thence North 58 degrees 16 minutes West 141.2 feet to a point; thence North 51 degrees 49 minutes East 107.8 feet to a point ;thence north 13 degrees 27 minutes East 80.2 feet to a point; thence North 42 degrees 33 minutes East 131.5 feet to a point; thence North 65 degrees 25 minutes West 58.8 feet to the beginning.

INCULDED BUT EXCLUDED FROM THE ABOVE DESCRIBED IS THAT PROPERTY CONVEYED TO MILTON D. DUNGEY AND WIFE, JOSEPHINE H. DUNGEY BY DEED FROM WILL (WILLIAM) LATHAN AND WIFE, OF RECORD IN BOOK 4146, PAGE 7, DESCRIGED AS FOLLOWS;

Being part of Lot 30 Free Silver Plan as of record in Book 332, page 46, Register's Office for said County, and described according to a survey made by John M. Sullivan Civil Engineer on May 19, 1967 as follows:

Being at a point in the easterly margin of Lathan Court at the southwest corner of Lot 8 Riverside Homes, as of record in Book 2330, page 108, thence along the southerly line of Lot 8, south 65 degrees 25 minutes East 58.8 feet to the southeast corner of said Lot thence South 42 degrees 33 minutes West 81.79 feet thence North 65 degrees 25 minutes West 33.57 feet to the easterly margin of Lathan Court; thence with said Court, North 24 degrees 35 minutes East 77.8 feet to the point of beginning.

Being the same property conveyed to Sally M. Lyons by Quitclaim Deed from Michael D. Lyons, dated April 4, 1997 and filed for record in book 10409, page 546, Register's Office for Davidson County, Tennessee.

SF

unimproved ☐

This is improved ☒ property, known as 1903 Lathan Court, 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 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 18th day of March, 2002.

Salley M. Lyons

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On 3/18/2002, before me personally appeared Salley M. Lyons to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 18th day of March, 2002.

Commission expires: September 20, 2004

JUDITH C. JACOBS NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENNESSEE

Judith C. Jacobs Notary Public