Davidson County DEEDWARR
Recvd: 04/09/02 10:32 3pgs
Fees:18.00 Taxes:740.00

20020409-0043305

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 200,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March, 2002

Notary Public

MY COMMISSION EXPIRES 1-22-

CAROLYN BARKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:
Richard A. Rollins, a married man
(NAME)
1200 Old Hickory Blvd.
(STREET ADDRESS OR ROUTE NUMBER)
Madison TN 37115
(CITY) (STATE) (P.O. ZIP)

SEND TAX BILLS TO:
SAME
(NAME)
(STREET ADDRESS)
(CITY)(STATE) (ZIP)

MAP/PARCEL NUMBER
~~43-15-22.43-15.43-15-24~~
43-15-22, 43 15 23, 43 15 24

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, WE, Sycamore Equity Properties, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard A. Rollins, a married man, 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:

SEE ATTACHED EXHIBIT "A" INCORPORATED BY REFERENCE HEREIN

Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

unimproved ( )
This is improved (XX) property, known as Lots 2,3,4,6,7,9 Old Hickory Blvd , Madison, TN 37115.

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. Whenever 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 8th day of March, 2002.

Joe W. Anderson

Sycamore Equity Properties BY: Joe Anderson, Manager

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Anderson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Joe Anderson, Anderson for Sycamore Equity Properties, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Manager of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 8th day of March, 2002.

My Commission Expires: October 23, 2002 Sharon L. Kidwell
SHARON L. Kidwell Notary Public

Prepared by & Return to

Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282

Tract No. 1:

Land in Davidson County, Tennessee, being Lot Nos. 2, 3, and 4 on the Plan of a subdivision of part of Tracts Nos. 6, 7 and 8 of Anderson Estates, of record in Book 1835, page 121, Register's Office for said County.

Said Lot Nos. 2,3 and 4 front 105 feet each on the north side of Old Hickory Boulevard and run back between parallel lines 400 feet to a dead line.

Being the same property conveyed to Sycamore Equity, a general partnership, by quitclaim deed from Joe Weems Anderson, Mary Ethel Anderson Gattis and Martha Joy Anderson of record in Book 7748, page 663, Register's Office for Davidson County, Tennessee.

Exclusion from Tract No. 1:

Included in the above description but specifically excluded are portions of the Lot Nos. 2, 3 and 4 conveyed to the State of Tennessee for the use and benefit of the Department of Highways by deed of record in Book 4068, page 594, Register's Office of Davidson County.

Tract No. 2:

Land in Davidson County, Tennessee, being Lot Nos. 6, 7 and 9 on the Plan of a subdivision of a part of Tracts 6, 7 and 8 of Anderson Estates, of record in Book 1835, page 121, Register's Office for said County, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Sycamore Equity, a general partnership, by quitclaim deed from Joe Weems Anderson, Mary Ethel Anderson Gattis and Martha Joy Anderson of record in Book 7748, page 663, Register's Office for Davidson County, Tennessee.

Exclusion from Tract No. 2:

Included in the above description but specifically excluded are portions of the above Lot Nos. 6, 7 and 9 conveyed to the State of Tennessee for the use and benefit of the Department of Highways of record in Book 4068, page 596, said Register's Office.