WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,000.00

Rose Holt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF APRIL, 2002.

Betty Hodges
Notary Public

MY COMMISSION EXPIRES: March 10, 2003.
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 04/22/02 10:50 2pgs
Fees:13.00 Taxes:229.40
20020422-0049331

NOTARY PUBLIC
My Commission Expires
9/10/2003

THIS INSTRUMENT WAS PREPARED BY
Southern Title, LLC, 205 Powell Place, Suite 115, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Danny Holt	CTX Mortgage Company	72-13-106
(NAME)	(NAME)	
2419 Inga Street	216 Centerview Drive #233	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37206	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **George A. Hall Jr.**,* hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto **Danny Holt, and wife Rose Holt**, 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:

* unmarried

Land in Davidson County, Tennessee, being Lot No. 33 on the Map of Springdale Subdivision, as of record in Book 974, page 18, Register's Office for said County.

Said Lot No. 33 fronts 50 feet on the westerly side of Inga Street and runs back 142 feet on the northerly line and 147.7 feet on the southerly line to the right of way of the L & N R.R. measuring 50.5 feet thereon.

Being the same property conveyed to Mark Seifried and George A. Hall, Jr., both single persons by deed from Associates Financial Services Company, Inc. of record in Book 8604, page 566, Register's Office for Davidson County, Tennessee. The said Mark Seified subsequently conveyed his interest in subject property to George A. Hall, Jr. by Quitclaim Deed of record in Book 9893, page 675, said Register's Office.

This conveyance is subject to 2002 taxes which have been prorated between the parties and the Grantees assume and agree to pay same when due and payable; the plan of record in Plat Book 974, page 18, all of record in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 2419 Inga Street, 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 my/our hand(s) this 19th day of April, 2002.

George A. Hall Jr.

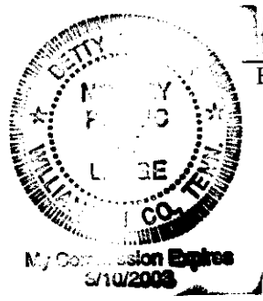
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, a Notary Public in and for said County and State, personally appeared George A. Hall Jr., individual(s) who executed the foregoing instrument and acknowledged that the same is said individual(s) free and voluntary act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 19th day of April, 2002.

Commission expires: March 10, 2003



Betty Hodges

Betty Hodges Notary Public