WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF MAY, 2002.

Notary Public

MY COMMISSION EXPIRES: ~~March 20, 2005.~~ 12-19-04

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 05/09/02 10:01 2pgs
Fees:13.00 Taxes:62.90

20020509-0057180

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
613 Potomac Place, Suite #205
Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott Butler Construction	Scott Butler Construction	Map 92-13 Parcel 150
(NAME) 8181 Rocky Fork Road	(NAME) Same	
(ADDRESS) Smyrna, TN 37167	(ADDRESS)	
(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, Joe Harrison Bennett , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott Butler Construction , 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. 8 of Block 12 of the Charlotte Park Company's Second Addition to Nashville, as of record in Plat Book 57, Pages 160 and 161, 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 Joe Harrison Bennett by deed from Mrs. Robert L. Keele, Sr. of record in Deed Book 7454, page 17, Register's Office for said County.

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

Subject to all matters as set forth per Plat Book 57, Page 160 & 161, Register's Office of said County.

unimproved ☐

This is improved ☒ property, known as 3515 Park Avenue, Nashville, TN 37209

(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 6th day of May, 2002.

Joe Harrison Bennett

STATE of Tennessee
COUNTY of Rutherford

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Joe Harrison Bennett the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 5/6/2002

My Commission Expires: 12-19-04

Notary Public

File Number2204495
RETURN TO:
Cumberland Title Company
613 Potomac Place, Suite#205
Smyrna, TN 37167