Davidson County DEEDWARR
Recvd: 05/17/02 08:26 2pgs
Fees:13.00 Taxes:315.35

20020517-0060497

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $85,500.00

Affiant

Subscribed and sworn to before me, this 10th day of May, 2002.

Notary Public
My commission expires: 9/28/02

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address of New Owner:	Send Tax Bills to:	Tax Information
Daniel Flomerfelt	NBC	19-073.01
1931 Riverwood Drive	115 29th Avenue South	20.00
Nashville TN 37216	Nashville, TN 37212	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Alyce Adkisson, unmarried, and Nelse W. Patterson, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Daniel Flomerfelt, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Being Lot No. 24 of Block "G" on the map of Country Club Estates, as of record in Book 843, page 95, Register's Office for said County.

Being the same property conveyed to N.F. Patterson and wife, Mary Alice Patterson by Warranty Deed from Alice B. Huffaker, widow, said Warranty Deed bearing the date of August 28, 1942, of record in Book 1225, page 433, Register's Office for Davidson County, Tennessee; the said Mary Alice Patterson having predeceased her husband, leaving him the sole surviving tenant by the entirety; Being further conveyed to Alyce P. Adkisson and Nelse W. Patterson by Quitclaim from N.F. Patterson, reserving himself a life estate in above described property, of record in Book 8464, page 973, Register's Office for Davidson County, Tennessee

The said N.F. Patterson having since died.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1931 Riverwood Drive, Nashville, TN 37216

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 10th day of May, 2002.

Alyce Adkisson

Nelse W. Patterson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Alyce Adkisson, unmarried and Nelse W. Patterson, married with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 10th day of May, 2002.

Notary Public

My Commis[illegible] Expires

MARY JANE HARRIS
NOTARY PUBLIC AT LARGE
GILES COUNTY, TENN.

My Commission Expires
October 19, 2004