Davidson County DEEDWARR
Recvd: 05/28/02 14:26 2pgs
Fees:13.00 Taxes:344.10

20020528-0064389

RECORD AND RETURN TO:
NATIONS TITLE OF TENNESSEE, INC.
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027
02TN01183

# WARRANTY DEED

GAIL C. VICTORY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN
My Commission Expires JAN. 23, 2003

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$93,000.00

James C. Oliver
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF MAY, 2002

Gail C. Victory
Notary Public

MY COMMISSION EXPIRES: 1-23-03

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC., 5214 MARYLAND WAY. STE. 208, BRENTWOOD, TN 37027

| ADDRESS OF NEW OWNER AS FOLLOWS : | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| **JAMES C. OLIVER**<br>**P.O. BOX 60512**<br>**NASHVILLE, TN 37206** | **SAME** | **72-80-15** |

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,

**REBECCA LYNNE FERRAR, AN UNMARRIED PERSON**

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

**JAMES C. OLIVER, AN UNMARRIED PERSON**

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. 3, Block "B" on the Map of Inglewood Terrace, as of record in Book 1130, p[age 1, Register's Office for said County, and shown on a revised and corrected Map of Lots 1 to 8 of said Block, not of record, by Pete Mayer, Surveyor, in March and June 1946, and described according to said Mayer Survey as follows:**

**BEGINNING at a point in the southeasterly margin of Inglewood Circle South, at a set marker, the corner of Lots No. 2 and 3, on said Revised Plan, which said point is South 53 degrees 30' West 135.5 feet from a marker at the beginning of a turn of said Inglewood Circle South into Stratford Avenue, said point also being South 53 degrees 30' West 155.5 feet from the intersection of the southeast line of Inglewood Circle South and the westerly margin of Stratford Avenue, if extended, disregarding the curve at the intersection of said street; thence with the line between Lots No. 2 and 3, South 34 degrees 15' East 133.5 feet to a point, which is South 58 degrees West 160.5 feet from the margin of Stratford Avenue; thence South 58 degrees West 80.25 feet to the corner of Lots 3 and 4; thence with the line between said lots, North 34 degrees 15' West 127.5 feet to the margin of Inglewood Circle South; thence with the margin of the same, North 53 degrees 30' East 80.0 feet to the Beginning.**

**Being the same property conveyed to Rebecca Lynne Ferrar, an unmarried person, by Deed from John M. Pate, an unmarried person, dated 5-28-92 and recorded 6-3-92 in Book 8642, page 583, Register's Office for Davidson County, Tennessee.**

Unimproved ( )
This is improved ( X) property known as **3704 INGLEWOOD CIRCLE SOUTH, 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 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 our hands this 23RD day of May, 2002

Rebecca Lynne Ferrar
**REBECCA LYNNE FERRAR**

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rebecca Lynne Ferrar, an unmarried person the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 23rd day of May, 2002.

Commission Expires:_____

_____
Notary Public

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 25, 2003

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STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 20_____.

My commission expires:_____ _____
Notary Public

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this the _____ day of _____, 2002., before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of _____ as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said _____

Witness my hand and official seal at Brentwood, Tennessee, this the _____day of _____, 2002..

My commission expires:_____ _____
Notary Public