This Instrument Prepared By:
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

Return To:
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

Davidson County DEEDWARR
Recvd: 05/30/02 13:41 2pgs
Fees:13.00 Taxes:388.13
20020530-0065675

Warranty Deed

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO:
Lonnie R. Alexander	National Bank of Commerce	61-06-74
4105 Hutson Avenue	115 29TH Avenue, South	
Nashville, TN 37216	Nashville, TN 37212	

For good and valuable consideration received, **David Griffith, Administrator of the Estate of Violet Phillips Jones** by these presents does transfer and convey by Order of the Probate Court of Davidson County, Tennessee, being Docket No. 01P-180, unto the Grantee, **Lonnie R. Alexander and wife, Ann V.B. Alexander**, all of the right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, belonging to **Violet Phillips Jones**, deceased, described as follows:

Being Lot No. 202 on the Map of Maplewood Heights Second Division, Book 547, Pages 103 and 104, Register's Office for Davidson County, Tennessee. Said Lot No. 202 fronts 100 feet on the easterly side of Hutson Street and runs back between parallel lines 250 feet to a dead line.

Being the same property conveyed to Carl Jones and wife, Violet Phillips Jones by Deed dated October 13, 1975, filed for record on October 16, 1975 in Deed Book 4961, Page 852, Register's Office for Davidson County, Tennessee. Said Carl Jones having pre-deceased Violet Phillips Jones.

This is improved property known as 4105 Hutson Avenue, Nashville, TN 37216.

Said Property is conveyed subject to 2002 County Taxes and any restrictions or easements of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its heirs and assigns forever. And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that same is unencumbered except as stated above. And the Grantor does further covenant and bind himself as Administrator of the Estate of Violet Phillips Jones its heirs and assigns, to warrant and forever defend the title to said land to the Grantee, its heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 24 day of May 2002.

David Griffith, Administrator

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of May 2002, before me personally appeared, David Griffith, Administrator of the Estate of Violet Phillips Jones to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the forgoing instrument on behalf of the Estate of Violet Phillips Jones, and acknowledged that he executed the same as his free act and deed and for the purposes described herein.

Witness my hand and official seal, at the office, this 24th day of May 2002.

My commission expires:

My Commission Expires SEP. 25, 2004

Shauna Daniels
Notary Public



STATE OF TENNESSEE
COUNTY OF DAVIDSON
Sworn and subscribed before me, this
The actual consideration for this transfer dated the 24th day of May 2002 is
$104,900.00

Bryce Stumatt
AFFIANT

Shauna Daniels
NOTARY PUBLIC



My Commission Expires SEP. 25, 2004