WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,900.00

Fannie Ridley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF MAY, 2002.

Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bicentennial Title & Escrow, 1319 Fifth Avenue North, Nashville, TN 37208

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fannie Ridley	GMAC Mortgage Corporation	082-16-0-692.00
(NAME)	(NAME)	
930 Jackson Street	100 Witmer Road	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37208	Horsham, PA 19044	
(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, Metropolitan Development and Housing Agency, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fannie Ridley, Unmarried, 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:

Land in Davidson County, Tennessee, being part of Lot No. 180 in McNairy Mansion House Tract, described as follows:

Beginning at the northeast corner of Jackson and Belleville Street, now 10th Avenue, North, and running thence northwardly along the east margin of 10th Avenue North 135 feet, more or less, to the southerly line of Spain lot; thence eastwardly, parallel with Jackson Street, 50 feet; thence at right angles, southwardly and parallel with Belleville Street 135 feet, more or less, to Jackson Street; thence westwardly along Jackson Street 50 to the beginning.

Being the same property conveyed to Metropolitan Development and Housing Agency, by deed from Alexandria Kemp, of record in Book 10283, page 220, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 930 Jackson Street, Nashville, TN 37208
(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 hand this 24th day of May, 2002.

Metropolitan Developement and Housing Agency

By: James L. Thiltgen
James L. Thiltgen, Deputy Executive Director

Davidson County DEEDWARR
Recvd: 06/04/02 15:10 2pgs
Fees:13.00 Taxes:332.63

20020604-0067673

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public of the State and County aforesaid, personally appeared James L. Thiltgen, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Deputy Executive Director of Metropolitan Development and Housing Agency the within named bargainors and that as such Deputy Executive Director, being authorized so to do executed the foregoing instrument for the purposes therein contained by signing the name of Metropolitan Development and Housing Agency by James L. Thiltgen as such Deputy Executive Director.

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

Commission expires: 5/28/2003

A. Denise Hargrove

Notary Public

