Davidson County DEEDWARR
Recvd: 06/10/02 14:55 2pgs
Fees:13.00 Taxes:136.53

20020610-0070413

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **40892 FILE BOX "7"**

WARRANTY DEED

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$ 36,900.00.**

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 9/28/2002

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
CLARENCE SUMMEY **709 S. Summerfield Drive** **Madison, Tennessee 37115-2542**	**S A M E**	**81-8-116**

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, EUNICE J. HYDE and wife, RETA L. HYDE, a/k/a RITA LOUISE HYDE**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CLARENCE SUMMEY, Married**

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 Lot No. 374 on the map of North Nashville Realty Company's Plan, as of record in Book 21, page 105, Register's Office for Davidson County, Tennessee.

Said Lot No. 374 fronts 50 feet on the westerly side of Delta, formerly Hamburg Street, and runs back between parallel lines 168 feet 6 inches to an alley.

Being the same property conveyed to Eunice J. Hyde and wife, Reta L. Hyde by deed from H. T. Cobb of record in Book 7339, page 411, Register's Office for Davidson County, Tennessee. The said Reta L. Hyde and Rita Louise Hyde being one and the same person.

See General Power of Attorney recorded in Instrument Number 200003280031043, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as **1823 Delta Avenue, Nashville, Tennessee 37208**

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, 6TH DAY OF JUNE, 2002.

Eunice J. Hyde
EUNICE J. HYDE

Rita Louise Hyde by E.J. Hyde, Atty In Fact
RETA L. HYDE a/k/a RITA LOUISE HYDE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named EUNICE J. HYDE, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 6th day of June, 2002.

NOTARY PUBLIC

My Commission Expires: 9/28/2002

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 6th day of June, 2002, before me personally appeared E. J. HYDE, to me known to be the person who executed the foregoing instrument in behalf of RETA L. HYDE, a/k/a RITA LOUISE HYDE, as her Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said RETA L. HYDE, a/k/a RITA LOUISE HYDE, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 6th day of June, 2002.

NOTARY PUBLIC

My Commission Expires: 9/28/2002

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.