WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/27/02 10:45 2pgs
Fees:13.00 Taxes:30.34

20020627-0077455

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $8,200.00

T. O. Davis

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF JUNE, 2002.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

ROBERT L. SCRUGGS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE My Commission Exp. July 2002

THIS INSTRUMENT WAS PREPARED BY
Law Offices of Robert L. Scruggs
111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
T. O. Davis,	SAME	Map 93.08
(NAME)	(NAME)	Parcel 5
616 Durrett Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(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, **LINDA J. GEZLEY,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **T. O. DAVIS, KATHY DAVIS AND MARK DAVIS, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, 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 parts of Lots Nos. 71 and 72 on the Plan of J. R. Love's Subdivision of Lots Nos. 16 & 17, D. B. Cooper's Addition, as of record in Book 161, page 162, Register's Office for Davidson County, Tennessee, described together according to a survey made by Leonard W. Yokley, Surveyor, April 19, 1947, as follows:

BEGINNING on the westerly margin of South 5th Street at the northeast corner of the property conveyed to O. J. Vann and wife, by deed from J. T. Dollard, Sr., and wife, of record in Book 1472, page 87, said Register's Office, said point being 14 feet south of the corner of Lots Nos. 71 and 72 being also in the center line of a railroad spur track; thence with said Vann's northeasterly line and with the center line of said railroad spur track northwesterwardly with a curve of 12 deg., 90.7 feet to the southerly margin of Dew Street; thence with the same eastwardly 60 feet to the westerly margin of South 5th Street; thence with the same southwardly 84 feet to the beginning.

Being the same property conveyed to Linda J. Gezley, unmarried, by deed dated November 7th, 1991 , from William M. Crump and wife, Mary D. Crump, of record in Book 8481, page 989, said Register's Office.

This conveyance is made subject to all conditions and easements; (a) 2002 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 161, page 162, said Register's Office.

unimproved ☒
This is improved ☐ property, known as 810 South 5th Street, Nashville, TN 37206
(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 13th day of June, 2002.

Linda J. Gezley

STATE OF TENNESSEE

COUNTY OF

Personally appeared before, the undersigned, a Notary Public, in and for said County and State, the within named, Linda J. Gezley, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained

Witness my hand and official seal at Brentwood, Tennessee this.

Commission expires:

Robert L. Scruggs Notary Public

ROBERT L. SCRUGGS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE My Commission Exp. June 30, 2008

THIS INSTRUMENT WAS PREPARED BY

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Brentwood, TN 37027