Davidson County DEEDWARR
Recvd: 07/01/02 14:29 2pgs
Fees:13.00 Taxes:610.50

20020701-0078896

NICHOLE G. LANDERS NOTARY PUBLIC AT LARGE WILLIAMSON CO. TN

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$165,000.00.**

Timmy D. Johnson
Affiant

Subscribed and sworn to before me, this the 17th day of June, 2002.

Nichole G. Landers
Notary Public

My commission expires: 2/20/2006
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Timmy D. Johnson	**Capital Bank & Trust Company**	**181-03A-3.00CO**
6516 Broken Bow Drive	**1820 West End Avenue**	
Antioch, Tennessee 37013	**Nashville, TN 37203**	

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 ACKNOWLEDGE, WE,

Eugene A. Collins, an unmarried man

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

Timmy D. Johnson and Sonya K. Jackson , both 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:

Lot 3, on the plan of Section One, Indian Creek Estates, of record in Plat Book 9700, Pages 556 and 557, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Eugene A. Collins, an unmarried man by deed from Gregory S. Perrone, Trustee of record in Instrument No. 20020701-0078895 **, Register's Office for Davidson County, Tennessee.**

This conveyance is subject to taxes for 2002 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **6516 Broken Bow Drive, Antioch, Tennessee 37013**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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/our hand(s) this 17th day of June, 2002.

Eugene A. Collins

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Eugene A. Collins and,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged he is the within bargainor(s), and that he executed the foregoing instrument for the purposes therein contained .

Witness my hand and official seal, at office at Brentwood, Tennessee on this **17th** day of **June, 2002.**

Nichole G. Landers
Notary Public

NICHOLE G. LANDERS
NOTARY PUBLIC AT LARGE
WILLIAMSON CO. TN

My Commission Expires: 8/20/2002