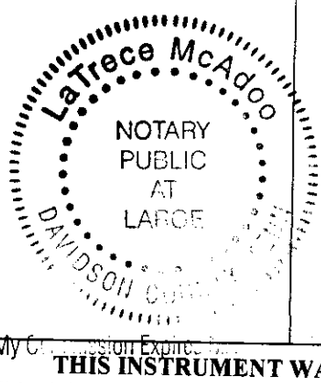
Box 13

File # 3375

WARRANTY DEED



My Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF JUNE, 2002.

Notary Public

MY COMMISSION EXPIRES: May 28, 2006.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy N. Davenport	Washington Mutual Bank FA	119-6-137
(NAME)	(NAME)	
76 Peachtree Street	4301 Hillsboro Pike, Suite 328	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210	Franklin, TN 37215	
(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, Garnet Earl Cherry and Edna Earle Cherry reserving a life estate, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy N. Davenport and wife Robin N. Davenport, 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:

BEGINNING on the northerly margin of Peachtree Street, at the southeast corner of Lot No. 119 on the Plan of Sterling Heights, Section 5, as of record in Book 1835, Page 37, Register's Office for said County; thence with the eastern boundary line of said lot no. 119, north 0 deg. 10' east 160 feet to a point in the southern boundary line of lot no. 210 on said Plan; thence south 89 deg. 50' east 75 feet; thence southerly 160 feet to the northerly margin of Peachtree Street; thence with the same, north 89 deg 50' west 75 feet to the beginning

Being the same property conveyed to Garnet Earl Cherry, by deed of record in instrument no. 200005240051997, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Garnet Earl Cherry by William Lee Cherry as his Attorney In Fact pursuant to recorded Power of Attorney of record in instrument no. 20020716-0085226, in the Register's Office for Davidson County, Tennessee. The said Edna Earle Cherry joins in this conveyance to relinquish her life estate.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as 76 Peachtree Street, Nashville, TN 37210
(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.

Davidson County DEEDWARR
Recvd: 07/16/02 09:52 2pgs
Fees:13.00 Taxes:229.40

20020716-0085227

Witness my/our hand(s) this 28th day of June, 2002.

Edna Earle Cherry

Edna Earle Cherry

Garnet Earl Cherry by William Lee Cherry

Garnet Earl Cherry by William Lee Cherry

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 28th day of June, 2002, before me personally appeared William Lee Cherry, the person who executed the foregoing instrument on behalf of Garnet Earl Cherry and who acknowledged that he executed the same as the free act and deed of the said Garnet Earl Cherry, through Power of Attorney granted him by the said Garnet Earl Cherry.

Witness my hand and official seal at Nashville, Tennessee, this the 28th day of June 2002.

Commission expires: 5/28/02

Beth Triplett

Beth Triplett

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2006

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 Edna Earle Cherry 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of June, 2002.

Commission expires: May 28, 2006

Beth Triplett

Notary Public

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2006