WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,900.00

Jessica L. Ruslow
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF JULY, 2002.

Wendy L Caudle
Notary Public

MY COMMISSION EXPIRES: 5-28-2003
(AFFIX SEAL)

WENDY L. CAUDLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 07/23/02 10:51 3pgs
Fees:18.00 Taxes:221.63
20020723-0088257

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jessica L. Ruslow	National Bank of Commerce	Map 43
(NAME) 110 Myatt Drive	(NAME) 115 29th Avenue South	Group 11-0
(ADDRESS) Madison, TN 37115	(ADDRESS) Nashville Tennessee 37212	Parcel 138
(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, Misti D. Lueck, a Single Woman , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jessica L. Ruslow, an Unmarried Woman , 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 located in Davidson County, Tennessee,

BEING Lot No. 13, on the unrecorded map showing a division of Tract 1 of the Anderson Estates, Section One, as originally recorded as to tracts in Book 1130, page 37, for said county, and described according to a copy of a survey therof made August 5, 1946, by Anderson & Gee, Surveyors, and further described by survey made of John Kohl, dated November 20, 1973, as follows:

BEGINNING at a point in the Westerly margin of Myatt Drive at the corner of Lots 13 and 14; thence with the line between said lots Westerly 150 feet to a point; thence Southerly 50 feet to a point, a corner

Continued on next page.

Being the same property conveyed to Misti D. Lueck, a Single Woman by deed from Winston Holly Spencer, II of record in Deed Book 10153, page 186, Register's Office for said County.

Easement as shown of record in Deed Book 1130, Page 37, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 110 Myatt Drive, Madison, TN 37115
(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

Continuation of Legal

of Lot 12; thence with the line between Lots 12 and 13 Easterly 150 feet to the west margin of Myatt Drive; thence with the margin of the same, Northerly 50 feet to the point of beginning.

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/our hand(s) this 17th day of July, 2002.

Misti D. Lueck

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Misti D. Lueck, a Single Woman the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 7/17/2002

My Commission Expires: 5-28-2003

Notary Public

File Number2206461
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

