WARRANTY DEED

AmeriStar Title, Inc
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5885 Fax: (615) 883-5884

MATTHEW L. SELLINGER NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00

Lynn Tarantola
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8/5/02

Matthew L. Sellinger
Notary Public

MY COMMISSION EXPIRES:. 1/28/06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bruce Balcom, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Albert Tarantola	SAME	72-12-192.00
(NAME)	(NAME)	
1927 Pinehurst	SAME	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	SAME	
(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, **Don Buckley, executor of the Estate for Fred T. Buckley, Sr.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Albert Tarantola and wife Lynn Tarantola**, 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:

SEE ATTACHED EXHIBIT A

Davidson County DEEDWARR
Recvd: 08/08/02 11:01 2pgs
Fees:13.00 Taxes:444.00
20020808-0095607

unimproved ☒

This is improved ☐ property, known as 1927 Pinehurst, Nashville, TN 37216
(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 our/my hands this 8-5-02.

Don Buckley, executor of the Estate for Fred T. Buckley, Sr.

By: Don Buckley, executor of the Fred T. Buckley Estate

~~Attest:~~

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public, personally appeared Don Buckley, executor of the Estate for Fred T. Buckley, Sr. and acknowledged that he/she/they executed the foregoing Warranty Deed as the Grantor for the purposes contained therein. Witness my hand and official seal at Davidson Co., Tennessee this 8/5/02.

Commission expires: 1/28/06

Matthew L. Sellinger
Notary Public

MATTHEW L. SELLINGER NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

File No.: 11006067

EXHIBIT A

Being Lot No. 321 on the Plan of Section III Burchwood Gardens as of record in Book 2900, page 116, Register's Office for said County. Said Lot 321 fronts 80 feet on the northeasterly side of Pineburst Drive and runs back 210.03 feet on the southwesterly line and 134.35 feet on the northeasterly line to a dead line in the rear on which it measures 125.92 feet.

Being the same property conveyed to Fred T. Buckley and wife, Katherine R. Buckley deed from Randall Phillips Builders Inc. in Book 3257, page 481 dated 4/10/61 and recorded in the Register's Office for Davidson County Tennesse. The said Fred T. Buckley and Katherine R. Buckley now being deceased. Fred T. Buckley, Sr. died intestate on 2/18/02, a resident of Davidson County, Tennessee. Being the same property conveyed to Don Buckley as Executor of the estate for Fred T. Buckley, Sr. by the Seventh Circuit Court for Davidson County, Tennessee as shown in Probate Division at No 02P-472, Davidson County Tennessee.

Property Address:
1927 Pinehurst
Nashville, Tennessee 37216

