Davidson County DEEDWARR
Recvd: 10/15/02 11:10 2pgs
Fees:13.00 Taxes:510.60

20021015-0126574

ADDRESS NEW OWNER
SEND TAX BILLS:
ALTON BROOKS PARKER
822 Boscobel St.
Nashville TN 37206

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
82 - 16 - 291

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED THIRTY EIGHT THOUSAND DOLLARS ($138,000.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, JUDY S. WELLS, TRUSTEE FOR THE LANDON AND CAMERON TRUST WITH FULL POWER TO SELL, TRANSFER AND CONVEY WITHOUT JOINDER OF ANY BENEFICIARY, hereinafter called GRANTOR, has this day bargained and sold and by these presents transfers and conveys to ALTON BROOKS PARKER, hereinafter called GRANTEE, his heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, State of Tennessee and described as follows to wit:

Being the easterly 50 feet of Lot No. 112 on the Plan of Williams' First Addition to Edgefield, now East Nashville, as of record in Book 21, Page 45, Register's Office for said County.

Said part of Lot No. 112 fronts 50 feet on the northerly side of Boscobel Street and runs back between parallel lines, with the westerly margin of 9th Street, formerly Prisilla Street, to an alley.

Being the same property conveyed to Judy S. Wells, Trustee of The Landon and Cameron Trust, with full power to sell, transfer and convey without joinder of any beneficiary, by deed of record in Instrument No. 20020109-0003155, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 821 Boscobel Street, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEE, his heirs, successors and assigns, forever.

GRANTOR covenants with GRANTEE that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

GRANTOR further covenants and binds herself, her heirs, successors and assigns to warrant and defend the title to the said land to GRANTEE, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Executed on this 4th day of October, 2002.

JUDY S. WELLS, TRUSTEE

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned Notary Public of said county, JUDY S WELLS, Trustee, the within named bargainor 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 and in the capacity therein stated.

Witness my hand at office this 4th day of October, 2002.

NOTARY PUBLIC

My Commission Expires:

WANDA F. NOKES NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

MY COMMISSION EXPIRES: SEPT. 24, 2005

STATE OF TENNESSEE

COUNTY OF _____

The actual consideration or value, whichever is greater for this transfer is $138,000.00.

AFFIANT

Subscribed to and sworn before me, this the 4th day of October, 2002.

NOTARY PUBLIC

My Commission Expires:

WANDA F. NOKES NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

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