WARRANTY DEED

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 $75,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10/29/02

Notary Public

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

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara L. Hendrix	SAME	119-05/269.00
(NAME)	(NAME)	
304 Joyner Ave.	SAME	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210	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, **Charlotte Thompson and Barbara L. Hendrix both unmarried, as joint tenants with the right of survivorship, not as tenants in common,**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Barbara L. Hendrix 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:

SEE ATTACHED EXHIBIT A

Davidson County DEEDWARR
Recvd: 11/04/02 15:09 2pgs
Fees:13.00 Taxes:277.50

20021104-0135285

unimproved ☐
This is improved ■ property, known as 304 Joyner Ave., 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.

Witness our/my hands this 10/29/02.

Charlotte Thompson

Charlotte Thompson

Barbara L. Hendrix

Barbara L. Hendrix

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public, personally appeared Charlotte Thompson and Barbara L. Hendrix 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 County, Tennessee this 10/29/02.

Commission expires: 1/28/06

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

EXHIBIT A

Land in Davidson County, TN, being Lots No. 86 & 87 on the Map of Cumberland Nurseries Subdivision, of record in Book 161, page 139, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.
Said Lots No. 86 and 87 adjoin and front together 65 feet on the northerly side of Joyner Ave. and run back between parallel lines; Lot No. 86 running back along the westerly margin of Burbank Ave. 189 feet to an alley in the rear.

Being the same property conveyed to Charlotte Thompson and Barbara L. Hendrix, both unmarried, as Joint Tenants with the Right of Survivorship, not as tenants in common, by Quitclaim Deed from Charlotte Thompson, unmarried, dated 4/23/02, of record in Instrument No. 20020509-0057174, Register's Office for Davidson County, Tennessee.

