Davidson County DEEDWARR
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Fees:18.00 Taxes:33.30

20021126-0146564

This document prepared by (and after recording return to):
Name: STEPHEN D. COLLINS
Firm/Company:
Address: 251 EISENHOWER DR.
Address 2: NASHVILLE, TN. 37211
City, State, Zip:
Phone:

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 2002

Deputy Register

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WARRANTY DEED
(Individual to Individual)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, *JAMES NICHOLAS ETHERIDGE AND WILLIAM EUGENE ETHERIDGE, an individual, ☑ married ☐ unmarried, hereinafter referred to as "Grantor", has this day bargained and sold, and by these presents does hereby transfer and convey unto STEPHEN D. COLLINS, ☑ married ☐ unmarried, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of DAVIDSON, State of Tennessee, to-wit:

Describe Property of State "SEE DESCRIPTION ATTACHED"

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

The source of title in Grantor(s) is by QUIT-CLAIM deed recorded in the office of the Register of Deeds in Book 11164, at page 254, of DAVIDSON County, Tennessee.

Taxes for tax year 2002 #216.96 shall be ☑ prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or ☐ paid by Grantee, or ☐ paid by Grantor.

*=ADMINISTRATOR

The property herein conveyed ☑ is not a part of the homestead of Grantor, or ☐ is part of the homestead of Grantor and if Grantor is married, the conveyance is joined by both Husband and Wife.

Grantor does hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 9000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantor(s) hand(s) this the 22nd day of November, 2002.

James Nicholas Etheridge
William Eugene Etheridge *
Grantor
{Type Name}

STATE OF Tennessee

COUNTY OF Davidson

On this 22nd day of November, 20 02, before me personally appeared James Nicholas Etheridge *, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and ~~deed~~.

* JAMES NICHOLAS ETHERIDGE HAS POWER of ATTORNEY for WILLIAM EUGENE ETHERIDGE

Vleresa Johns
Notary Public

Printed Name: Vleresa Johns

Commission Expires:
3/26/2005

VLERESSA JOHNS NOTARY PUBLIC TENN.

Grantor(s) Name, Address, phone:
JAMES NICHOLAS ETHERIDGE
AND WILLIAM EUGENE ETHERIDGE
66 VALERIA STREET
NASHVILLE, TN. 37211

Grantee(s) Name, Address, phone:
STEPHEN D. COLLINS
251 EISENHOWER DR.
NASHVILLE, TN. 37211
615-831-3895

SEND TAX STATEMENTS TO GRANTEE

0502209

IDENTIF. & REFERENCE

PICK-UP

THIS INSTRUMENT PREPARED BY:
Jack Green, Attorney at Law
141 Thompson Lane
Nashville, TN. 37211

98 OCT 21 AM 11:06

REGISTER
DAVIDSON COUNTY, TN

BOOK 11164 PAGE 254

Address New Owner	Send Tax Bills To	Map-Parcel No.
James Nicholas Etheridge and William Eugene Etheridge 66 Valeria Street Nashville, TN. 37211	Same	Map 113 Par 39 41

QUIT-CLAIM DEED

FOR AND IN consideration of love and affection, I

JAMES NICHOLAS ETHERIDGE, ADMINISTRATOR

do hereby quitclaim and transfer and convey all right, title and interest unto **James Nicholas Etheridge and William Eugene Etheridge, as tenants in common, each owning a like interest.** the following described tract or parcel of land, located in Davidson County, Tennessee, to wit:

BEGINNING at an iron stake at the Southwest corner, running East with the A. L. Jeannette line, 400 feet to a Red Oak at Ridge Road, thence North 412 feet to an Iron stake, thence West 390 feet to an iron stake, South 412 feet to the beginning.

Being the same proeperty conveyed to Hazel Etheridge of record in Book 2392, page 577, Register's Office, and by record in Probate Court of Nashville, Davidson County, Tennessee, Docket No. 98P-469.

WITNESS this 20 day of October, 1998.

James Nicholas Etheridge

James Nicholas Etheridge, Administrator of Estate of Ida Hazel Etheridge