Box 1

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/03/02 08:42 2pgs
Fees:13.00 Taxes:473.05
20021203-0148382

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$127,850.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF NOVEMBER, 2002.

Notary Public

MY COMMISSION EXPIRES: January 29, 2005.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carol E. Smallwood	**National Bank of Commerce**	**Map 176-02-0, Parcel 61.00**
(NAME)	(NAME)	
1920 Treeview Drive	**115 29th Avenue South**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Nashville, TN 37212**	
(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, **Kathleen M. Livingston, an unmarried woman**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Carol E. Smallwood and husband James D. Smallwood , Jr**, 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:

Davidson

Land in ~~Davidon~~ County, Tennessee, being Lot No. 204 on the Plan of Peppertree Forest, Section 19 of record in Plat Book 7900, Page 783, Register's Office for said County, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Kathleen M. Livingston, an unmarried person by deed of record in Book 10035, Page 736, Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as **1920 Treeview Drive, Antioch, TN 37013**
(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 **my/our hand(s)** this **27th day of November, 2002**.

Kathleen M. Livingston

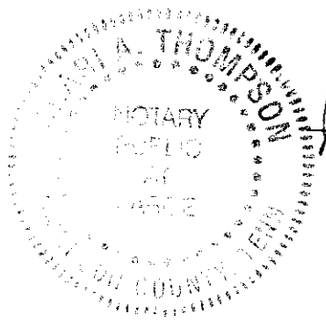
Kathleen M. Livingston

State of Tennessee
County of Davidson

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named **Kathleen M. Livingston** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this **27th** day of **November, 2002**.

Commission expires:
1-29-05



Notary Public