WARRANTY DEED

381.00
13.50

Davidson County DEEDWARR
Recvd: 01/02/03 08:30 2pgs
Fees:13.00 Taxes:381.10

20030102-0000021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $103,000.00

Janice Stokes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF DECEMBER, 2002.

Notary Public

MY COMMISSION EXPIRES: 10-17-03

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALLISON TITLE COMPANY, 116 Wilson Pike Circle, Suite 100, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janice Stokes	Decision One Mortgage Co. LLC	083-04-0/059.00
(NAME)	(NAME)	
2506 Solon Drive	9245 N Meridian	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Indianapolis, IN 46266	
(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,

Jerry Wayne Woodard, and wife, Shirley Woodard

, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Janice Stokes and husband, Bobby Stokes

, 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:

Land in Davidson County, Tennessee being Lot No. 52 A on the Plan of a Resubdivision of Lot No. 52 of Rosebank Park, as of record in Book 3106, page 133, Register's Office for said County.

Sail Lot No. 52 A fronts 84 feet on the northerly side of Solon Drive and extends back 155 feet on the easterly line and 156 feet on the westerly line to a dead lien, measuring 95 feet, thereon.

Being the same property conveyed to Jerry Wayne Woodard and wife, Shirley Woodard by deed from Hubert E. Getz and wife, Gwendolyn Getz dated November 13, 1973 and filed for record in Book 4767, page 163, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 2506 Salon Rd., Nashville, TN 37206

(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 20th day of December, 2002.

Jerry Wayne Woodard

Shirley Woodard

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On 12/20/2002, before me personally appeared Jerry Wayne Woodard and Shirley Woodard to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 20th day of December, 2002.

Commission expires: 10-25-03

Notary Public

