WILLIAM B. GREGORY NOTARY PUBLIC AT LARGE ROBERTSON CO., TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF JANUARY, 2003.

Notary Public

MY COMMISSION EXPIRES: April 9, 2006.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc., 615 Main Street P.O. Box 60429, Nashville, TN 37206

file # 43

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sam Peden, Trustee	S A M E	Map 070-04-0
(NAME) 2325 Whites Creek Pike	(NAME)	Parcel 116.00
(ADDRESS) Nashville, TN	(ADDRESS)	
(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,

MILDRED ROSSER,

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

SAM PEDEN, TRUSTEE WITH FULL POWER TO MORTGAGE, SELL, ENCUMBER OR CONVEY WITHOUT THE JOINDER OF ANY BENEFICIARY

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:

BEING Lot No. 15 on the plan of J. B. Haynie's Dewey Heights Subdivision, of record in Book 161 page 94 Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

BEING the same property conveyed to Mildred Rosser, by instrument executed September 9, 1964, which is of record in Book 4027 page 813 Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to the plan of record and to restrictions of record against said property. This conveyance is subject to the easement of record in Book 6273 page 724, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 2325 Whites Creek Pike, Nashville, TN 37207

(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 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.

Davidson County DEEDWARR
Recvd: 01/22/03 11:18 2pgs
Fees:13.00 Taxes:92.50
20030122-0009028

Witness my/our hand(s) this 14th day of January, 2003.

Mildred Rosser

Mildred Rosser

unmarried widow

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, William B. Gregory, a Notary Public in and for said County and State, the within named Mildred Rosser, 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 Nashville, Tennessee this 14th day of January, 2003

Commission expires: April 9, 2006

William B. Gregory

William B. Gregory Notary Public

