Realty
484

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

Ada C. Stewart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
21st DAY OF January, 2003

Notary Public

MY COMMISSION EXPIRES: 5-30-04
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ada C. Stewart (NAME)	UNION PLANTERS BANK (NAME)	MAP 147-3
314 Kern Drive (ADDRESS)	P.O. BOX 2127 (ADDRESS)	PARCEL 21
Nashville, TN 37211 (CITY) (STATE) (ZIP)	MEMPHIS, TN 38101-2127 (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, Helen H. Isaacs, unmarried

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

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. 24 on the Plan of Herbert Heights, Section II, as of record in Book 3500, page 83, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Foxglove Drive at the corner of Lots 23 and 24; thence with the line between said lots easterly 94.60 feet to the corner of Lot No. 25; thence with the line between Lot Nos. 24 and 25 southerly 103.34 feet to a point in the northerly margin of Kern Drive; thence with the margin of the same, 75.18 feet to the beginning of a curve; thence around said curve northwesterly 40.22 feet to a point in the easterly margin of Foxglove Drive; thence with the margin of the same northerly 85.46 feet to the beginning.

Being the same property conveyed to Eugene B. L. Isaacs and wife, Helen H. Isaacs by deed from Frances R. Etter of record in Book 3973, page 391, Register's Office for Davidson County, TN. The said Eugene B. L. Isaacs having since died 1/28/73 and the property vested in Helen H. Isaacs by estate by the entireties.

Subject to restrictions of record in Book 3704, page 430, said Register's Office.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 3500, page 83, said Register's Office.

The legal description is the same as the previous deed of record.

unimproved ( )
This is improved (X) property, known as 314 Kern Drive, Nashville, TN 37211
(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 hand this 21st day of January, 2003

Helen H. Isaacs
Helen H. Isaacs

Davidson County DEEDWARR
Recvd: 01/27/03 10:17 2pgs
Fees:13.00 Taxes:332.63

20030127-0010588

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 Helen H. Isaacs

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of January, 2003.

Commission expires 3-26-05

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public