WARRANTY DEED

Return to:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543

MICHAEL HERBERT EDWARDS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Tennessee

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $190,000.00

Freddie L. King Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1-24-03

Notary Public

MY COMMISSION EXPIRES: 10/23/03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Freddie L. King Jr	SAME	147-05-051.00
(NAME) 356 Wauford Dr.	(NAME) SAME	
(ADDRESS) Nashville, TN 37211	(ADDRESS) SAME	
(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, **L. Norman Basham and wife, Reba J. Basham**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Freddie L. King, Jr. and wife, Brenda G. King**, 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. 549 on the Plan of Section Eight, Caldwell Hall, of record in Book 3106, page 39, Register's Office for Davidson County, Tennessee.

Said Lot No. 549 which is a corner lot, fronts 118.44 feet on the northeasterly margin of Wauford Drive and fronts 100.0 feet on the southeasterly margin of West Longdale Drive, said frontages being joined by a curve having a length of 39.27 feet, and extends back 116.9 feet on the northeasterly line and 114.9 feet on the southeasterly line to a point of intersection.

Being the same property conveyed to L. Norman Basham and wife, Reba J. Basham by Deed from Ben Allen Muse, Jr., and wife, Connie C. Muse dated 10/28/99, of record in Book 11728, page 181, Register's Office for Davidson County, Tennessee.

Unimproved ☐
This is improved ■ property, known as 356 Wauford Dr., 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 our/my hands this 1/24/03.

Davidson County DEEDWARR
Recvd: 01/30/03 11:00 1pgs
Fees:13.00 Taxes:703.00
20030130-0012744

L. Norman Basham

Reba J. Basham

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, a Notary Public, personally appeared L. Norman Basham and Reba J. Basham the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that he/she/they executed the foregoing Warranty Deed as the Grantor for the purposes contained therein. Witness my hand and official seal at Nashville, Tennessee this 1/24/03.

Commission expires: 10/23/03

MICHAEL HERBERT EDWARDS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public