WARRANTY DEED

AMANDA NORDMAN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $9,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JANUARY, 2003.

Notary Public

MY COMMISSION EXPIRES: 4/29/05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
1910 Rear 21st Avenue South
Nashville, Tennessee 37212

D-0135

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen R. Guy	Stephen R. Guy	071-15-0-030.00
(NAME) 8471 Coopertown Road	(NAME) SAME	
(ADDRESS) Joelton, TN 37080	(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, John M. Vinson, Trustee of the Nearside Profit Sharing Plan, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen R. Guy, 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. 54 on the Map of Eastmoreland Place, as of record in Book 161, Page 170, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Nearside Profit Sharing Plan, A Trust, by Warranty Deed from Jimmy Ray Martin and Neal Wayne Martin, dated June 23, 2000, of record in Instrument Number 20000626-0063144, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☒

This is improved ☐ property, known as 1326 Meridian Street, 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 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 20th day of January, 2003.

Nearside Profit Sharing Plan

By: John M. Vinson

John M. Vinson, Trustee

Davidson County DEEDWARR
Recvd: 02/14/03 11:13 2pgs
Fees:13.00 Taxes:33.30

20030214-0020302

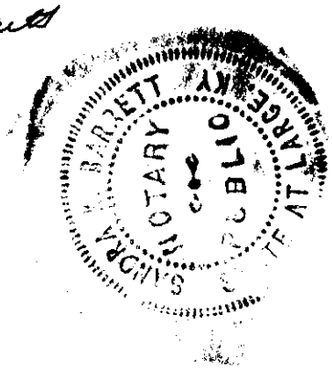
01/28/03 17:01 FAX 615 373 3952 WILSON & WEISS 006/006

STATE OF Kentucky
COUNTY OF Clay

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared John M. Vinson with whom I am personally acquainted and who upon his/her oath (s) acknowledged himself/herself to be the Trustee respectively of Nearside Profit Sharing Plan the within named bargainor, and Trust, and that he/she as such Trustee being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said John M. Vinson as such Trustee. Witness my hand and seal this 20th day of January, 2003/

Sandra K. Barrett
Notary Public

My Commission Expires: 7/10/05



RETURN TO:

Jack Case Wilson Title Associates, LLC
1910 Rear 21st Avenue South
Nashville, Tennessee 37212

01/28/03 17:01 FAX 615 373 3952 WILSON & WEISS 007/009