WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/14/03 13:54 2pgs
Fees:13.00 Taxes:388.15

20030214-0020458

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF JANUARY, 2003.

Notary Public

MY COMMISSION EXPIRES: 2/29/03

(AFFIX SEAL)

KAREN L. TROUTT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC, 7100 Executive Center Drive, Ste. 150, Brentwood, Tennessee 37027

B-3317

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pamela D. Gant	Columbia National Incorporated	092-05-0-0-135.00
(NAME)	(NAME)	
938 33rd Avenue North	P.O. Box 3050	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Columbia, MD 21045-6050	
(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, PT DEVELOPMENT, LLC, a Tennessee Limited Liability Company, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Pamela D. Gant, a single person, 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 part of the westerly one-half of Block Number 31 on the Plan of the Resubdivision of Midway, Plat of record at Plat Book 421, Page 11, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of 33rd Avenue, North, 200 feet southerly from the southwest corner of 33rd Avenue North and Eden Street; thence with the easterly margin of said Avenue, northwardly 50 feet to the southwest corner of a part of said Block conveyed to George Palmer; thence with the Southern Boundary of said Palmer Property eastwardly 150 feet to a point on the westerly margin of an alley; thence with the westerly margin of said alley, southwardly 50 feet to a point thence westwardley 150 feet to the beginning.

Being all of the same property conveyed to PT Development, LLC, a Tennessee Limited Liability Company by deed from David Rachel and wife, Janet C. Rachel of record in Instrument No. 20020516-0060240, Register's Office 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 938 33rd Avenue North, Nashville, TN 37209

(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 28th day of January, 2003.

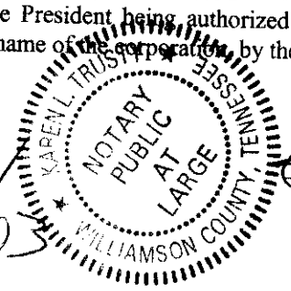
PT Development, LLC, a Tennessee Limited Liability Company

By: Michael W. Calleja

Michael W. Calleja, Vice President

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Michael W. Calleja with whom I am personally acquainted and who upon his/her oath (s) acknowledged himself/herself to be the Vice President respectively of the PT Development, LLC, a Tennessee Limited Liability Company the within named bargainor, and corporation, and that he/she as such Vice President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Michael W. Calleja as such Vice President .



Notary Public

My Commission Expires: 12/22/05

RETURN TO:

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027