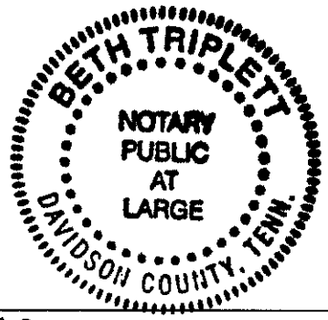
#4245
Box 13

WARRANTY DEED



My Commission Expires MAY 23, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $155,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JANUARY, 2003.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary L. Cecil	Capital Bank & Trust Company	83-2-58
(NAME)	(NAME)	
1416 Greenwood Avenue	1820 West End Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Nashville, TN 37206	
(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, **Phillip Todd Burkett, a/k/a Philip Todd Burkett and wife Virginie P. Burkett and Lawrence A. Burkett, and wife Judith J. Burkett**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARY L. CECIL, MARRIED**, 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. 29, on the Plan of Sharpe and Horn's Subdivision of Elwood, of record in Book 332, Page 18, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Philip Todd Burkett by Warranty Deed from Cascade Enterprises, LLC, of record in Book 10115, Page 64, also being the same as conveyed to Phillip Todd Burkett and Lawrence A. Burkett by Quitclaim Deed from Phillip Todd Burkett, of record in Book 11324, Page 399, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 1416 Greenwood Ave., Nashville, TN 37206

(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.

Davidson County DEEDWARR
Recvd: 03/05/03 10:46 2pgs
Fees:13.00 Taxes:573.50

20030305-0029005

Witness my/our hand(s) this 30th day of January, 2003.

Lawrence A. Burkett By Phillip Todd Burkett
Lawrence A. Burkett
By: Philip Todd Burkett as Attorney-In-Fact

Phillip Todd Burkett, ak/ka Philip Todd Burkett

Judith J. Burkett By Phillip Todd Burkett
Judith J. Burkett
By: Philip Todd Burkett as Attorney-In-Fact

Virginie P. Burkett

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 Phillip Todd Burkett, a/k/a Philip Todd Burkett and Virginie P. Burkett with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 30th day of January, 2003.

Commission expires: November 27, 2004

Deborah K. Devine Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 30th day of January, 2003, before me personally appeared Philip Todd Burkett, the person who executed the foregoing instrument on behalf of Lawrence A. Burkett and Judith J. Burkett, and acknowledged that he executed the same as the free act and deed of the said Lawrence A. Burkett and Judith J. Burkett, through Power of Attorney granted Philip Todd Burkett by the said Lawrence A. Burkett and Judith J. Burkett.

Witness my hand and official seal at Nashville, Tennessee this 30th day of January, 2003.

Commission expires: November 27, 2004

NOTARY PUBLIC AT LARGE

Deborah K. Devine Notary Public