Return to :
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

WARRANTY DEED

R-UP-03-0405

STATE OF Tennessee
COUNTY OF
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,900.00

Affiant

Subscribed and sworn to before me this 7th DAY OR March, 2003.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joel Hood	Affordable Housing Resources	
405 Newton Court (ADDRESS)	1011 Cherry Ave. (ADDRESS)	91-13-384
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we ~~AHR~~* hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto JOEL HOOD, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in COUNTY, STATE OF TENNESSEE, described as follows, to wit:

* Affordable Housing Resources, Inc.

Land in Davidson County, Tennessee being Lot No. 17 on the Final Plat of Summitt Hills Subdivision of record in Plat Book 9700, Page 702, Register's Office for said County, toe which plan reference is hereby made for a more complete description.

Being a portion of the same property conveyed to Affordable Housing Resources Inc. by Quitclaim Deed dated 7-1-97 and filed for record on 7-2-97 in Book 10515, Page 496, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 405 Newton Court, Nashville, Tennessee 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/our hand(s) this 7th day of March, 2003.

~~AHR~~ Affordable Housing Resources, Inc
by Dan Eaton, Controller

Davidson County DEEDWARR
Recvd: 03/14/03 08:41 2pgs
Fees:13.00 Taxes:443.63
20030314-0034159

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named AHR , the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of March, 2003.

My Commission Expires: 5/30/04

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

STATE OF Tennessee
COUNTY OF

Personally appeared before me, Laura Shoun, a Notary Public within and for said County and State aforesaid, personally appeared Dan Eaton and _____, with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the controller and _____ respectively of the Affordable Housing Resources the within named bargainor, and corporation, and that he as such controller 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 Dan Eaton as such controller.

Witness my hand and official seal at office at Davidson County on this the 7th day of March, 2003.

My Commission Expires 5/30/04

Notary Public

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:
RUDY TITLE AND ESCROW, LLC.

2012 21st Avenue South
Nashville, TN 37212

615.383.2903