7310114

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF APRIL, 2003.

Notary Public

MY COMMISSION EXPIRES: 12-8-07

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 04/11/03 08:39 2pgs
Fees:13.00 Taxes:103.60

20030411-0048242

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
1630 NW Broad Street, Suite #100
Murfreesboro, TN 37129

CARLA R. DILLARD ★ NOTARY PUBLIC AT LARGE ★ RUTHERFORD COUNTY, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry F. Christison, trustee of Wesley Avenue Land Trust	Terry F. Christison, trustee of Wesley Avenue Land Trust	71-08-193.00
(NAME)	(NAME)	
503 Wesley Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(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, Option One Mortgage Corporation , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Terry F. Christison, trustee of Wesley Avenue Land Trust , 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 the easterly 60 feet front and 52 feet rear of Lot No. 64 on the map of Joywood heights, Section No. 1, as of record in Book 1130, page 91, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 64 fronts 60 feet on the northerly side of Wesley Avenue and runs back 189.4 feet on the easterly line and 165 feet on the westerly line to a dead line measuring 52 feet thereon.

Map 71-08, Parcel 193.00

Being the same property conveyed to Option One Mortgage Corporation by trustee's deed from Jon E. Stark of record in Instrument #20021010-0124516, Register's Office for said County.

unimproved ☐

This is improved ☒ property, known as 503 Wesley Avenue, 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 our hands this 7th day of April, 2003.

By: Connie White

Attest: Deborah J. Watson
Connie White, Assistant Secretary

DEBORAH J. WATSON, ASSISTANT SECRETARY

STATE OF ~~Tennessee~~ California
COUNTY OF Orange

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Connie White with whom I am personally acquainted and who upon ___ oath acknowledged Connie White to be the Assistant Secretary of Option One Mortgage the within named bargainer, a corporation, and that, Connie White as such Assistant Secretary being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by Connie White as such Assistant Secretary

Witness my hand and official seal this ~~4/7/2003~~ 4-3-2003

My Commission Expires: Aug. 10, 2006

Notary Public Robin Hendrix

ROBIN HENDRIX
Commission # 1369196
Notary Public - California
Orange County
My Comm. Expires Aug 10, 2006

File Number2210114
RETURN TO:

Cumberland Title Company
1630 NW Broad Street, Suite #100
Murfreesboro, TN 37129