Box 1

WARRANTY DEED

JENNIFER FISHER NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

STATE OF **TENNESSEE**
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$27,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **9TH DAY OF APRIL, 2003.**

Notary Public

MY COMMISSION EXPIRES:. 2/20/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry Holleman	OWNER	072-14-0
(NAME)	(NAME)	
736 North Wickshire Way		189.00
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	,	27W 04135
(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, **First Tennessee Bank**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Terry Holleman and wife Debbi J. Holleman**, 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:

The following described real estate situate, lying and being in the County of Davidson , State of Tennessee, to wit:

Land in Davidson County, Tennessee, being part of Lot No. 41 on the Plan of H.M. Doak's Subdivision, as of record in Book 332, Page 22, Register's Office of said County, described according to a survey made by John Kohl, dated October 21, 1971 as follows:

Beginning on the westerly margin of Chapel Avenue, at an iron pin located at the corner of Lot Nos. 40 and 41; thence with the line between said two lots, South 3 deg, 00' West, 132.7 feet to an iron pin; thence, North 84 degrees 10' East 59.8 feet to an iron pin in the westerly margin of Chapel Avenue, thence, with said enue North 23 degrees 00' West 137 feet to the beginning.

Being the same property conveyed to **First Tennessee Bank** by deed of record in Instrument 20030307-0030697, Register's Office for County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as **1410 Chapel Ave., Nashville, TN 37206**

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Davidson County DEEDWARR
Recvd: 04/11/03 09:03 2pgs
Fees:13.00 Taxes:99.90

20030411-0048263

"By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and "WHERE IS" basis." And

GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever 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 9th day of April, 2003.

First Tennessee Bank, N.A.

By: Rowena Lundy

Rowena Lundy, REO Specialist

Attest:

State of Tennessee County of Knox

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Rowena Lundy, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the REO Specialist of First Tennessee Bank, N.A., a corporation, and that she as such REO Specialist by signing the name of the corporation by herself as REO Specialist.

Witness my hand and seal at Knoxville, Tennessee, this 8th day of April, 2003.

Commission expires: 06-01-05

Melanie Renee Thomas

Notary Public

MELANIE RENEE THOMAS NOTARY PUBLIC AT LARGE KNOX CO. TENN.