#5470

Box 13

WARRANTY DEED

BETH [illegible] NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 23, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF APRIL, 2003.

Notary Public

MY COMMISSION EXPIRES: May 28, 2006.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alan Williams	Alan Williams	61-11-314
(NAME) 1001 Mciver Street	(NAME) PO BOX 120875 ~~1001 Mciver St.~~	
(ADDRESS) Nashville, Tennessee 37216	(ADDRESS) Nashville, TN ~~37216~~ 37212	
(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, James Rollins, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alan Williams, 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 the westerly 67 feet 2 inches front and 67 feet rear of Lot No. 6 and the easterly 25 feet 2 inches front and 25 feet of Lot No. 7, on the Plan of George Burrus Subdivision of Lot 81 of the Meadow home Tract, as of record in Book 421, page 178, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James Rollins, by deed of record in Instrument No. 20010924-0102791, Register's Office for Davidson County, Tennessee.
JAMES ROLLINS A.K.A. JAMES L. ROLLINS
This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of James Rollins by Russell Edwin Parrish as his Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20030509-0062629, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 1001 Mciver St., Nashville, TN 37216
(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: 05/09/03 12:28 2pgs
Fees:13.00 Taxes:316.72

20030509-0062630

Witness my/our hand(s) this 17th day of April, 2003.

James Rollins

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 17th day of April, 2003, before me personally appeared Russell Edwin Rollins, the person who executed the foregoing instrument on behalf of James ~~Lee~~ Rollins and who acknowledged that he executed the same as the free act and deed of the said James ~~Lee~~ Rollins, through Power of Attorney granted him by the said James ~~Lee~~ Rollins

Witness my hand and official seal at Nashville, Tennessee this 17th day of April, 2003.

Commission expires: May 28, 2006

Notary Public

BETH TRIPLETT
NOTARY PUBLIC AT LARGE
DAVIDSON
My Commission [redacted] MAY 28, 2006