Davidson County DEEDWARR
Recvd: 05/27/03 08:44 5pgs
Fees:28.00 Taxes:260.85
20030527-0071046

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,500.00

Deborah L Churchwell
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 18th DAY OF November, 2002.

NOTARY ~~PUBLIC~~

MY COMMISSION EXPIRES: 1/29/05

THIS INSTRUMENT WAS PREPARED BY:

DONALD ARKOVITZ, ESQ., 332 WHITE BRIDGE ROAD, NASHVILLE, TN 37209.

NAME AND ADDRESS OF PROPERTY OWNER

DEBORAH L. CHURCHWELL, et al
604 SOUTH 15TH STREET
NASHVILLE, TN 37206

SEND TAX BILLS TO:

DEBORAH L. CHURCHWELL, et al
604 SOUTH 15TH STREET
NASHVILLE, TN 37206

MAP NO.: 94.1
PARCEL NO.: 296

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

JAMES B. CHURCHWELL AND WIFE, NELLIE B. CHURCHWEL (BOTH DECEASED) AND AVIS LYNE LL CHURCHWELL (DECEASED) AND DEBORAH L. CHURCHWELL, CHARLES D. CHURCHWELL, DIANNE CHURCHWELL PATTERSON, EUGENE H. CHURCHWELL, JOANNE MATHIS, CAROLYN S. DOVE AND BRENDA N. OLIVER

hereinafter called the Grantors, have this day bargained and sold, and do hereby transfer and convey unto the said

DEBORAH L. CHURCHWELL, CHARLES D. CHURCHWELL, DIANNE CHURCHWELL PATTERSON AND EUGENE H. CHURCHWELL

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 108 on the Map of Shelby Village No. two, as of record in Book 1835, page 48, Register's Office for said County.

Said Lot No. 108 fronts 70 feet on the westerly side of South 15th Street, and runs back between lines, 144.8 feet on the northerly line and 95.3 feet on the southerly line, to a dead line in the rear, measuring 92.1 feet.

The transfer of this subject property is pursuant to the Order of the Seventh Circuit Court, Probate Division of Davidson County, Tennessee, dated October 31, 2002, under case number 98P-1374.

Being the same property conveyed to James B. Churchwell and wife, Nellie B. Churchwell, by deed from Earl Dean Klinkel and wife, Mary D. Klinkel, of record in Book 4425, page 483, Register's Office of Davidson County, Tennessee.

This is improved property, known as 604 South 15th Street, Nashville, TN 37206.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the GRANTEES, their heirs and assigns, forever. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said the said land to GRANTEES, their heir and assigns, against the lawful claims of all other 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 hand this 13th of November, 2002.

Deborah L Churchwell
DEBORAH L. CHURCHWELL

JoAnne Mathis
JO ANNEMATHIS

Charles D. Churchwell
CHARLES D. CHURCHWELL

Carolyn S. Dove
CAROLYN S. DOVE

Dianne Churchwell Patterson
DIANNE CHURCHWELL PATTERSON

Brenda N. Oliver
BRENDA N. OLIVER

Eugene H. Churchwell
EUGENE H. CHURCHWELL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named **DEBORAH L. CHURCHWELL,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 18th day of November, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-29-05

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named **CHARLES D. CHURCHWELL,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 25th day of November, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-29-05

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named **EUGENE H. CHURCHWELL,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 18th day of November, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-29-05

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named **DIANNE CHURCHWELL PATTERSON,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 18th day of November, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-29-05

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named **JOANNE MATHIS,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 28th day of April, 2003.

Jeanine B. Bohn
NOTARY PUBLIC

MY COMMISSION EXPIRES: 7/25/06

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named **CAROLYN S. DOVE,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 28th day of April, 2003.

Jeanine B. Bohn
NOTARY PUBLIC

MY COMMISSION EXPIRES: 7/25/06

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named **BRENDA N. OLIVER,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 12th day of May, 2003.

Jeanine B. Bohn
NOTARY PUBLIC

MY COMMISSION EXPIRES: 7/25/06