Box 56

SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/02/03 15:45 2pgs
Fees:13.00 Taxes:392.20

20030702-0091832

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $106,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JULY, 2003.

Notary Public

MY COMMISSION EXPIRES: November 22, 2004

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC, 7100 Executive Center Drive, Brentwood, TN 37027

f-1006

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tiffonie S. Fisher	OWNER	061-05.0-025.00
(NAME)	(NAME)	
530 Maplewood Lane		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, Bankers Trust Company, as Trustee SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Tiffonie S. Fisher, a married person AND her HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit: Being part of Lot No. 8 as shown on a copy of a survey showing parts of Lots 7 and 8 on the Plan of D.H. Thompson's Lots, not of record, said survey dated May 28, 1965, made by William Collier, Parrish Associated, Civil Engineer, described as follows: Beginning at an iron stake set in the southerly margin of Maplewood Lane at a point which is 190.7 feet easterly from the point in said margin of said Maplewood Lane which is 25 feet south of the center line of the intersection of Lemont Drive and Maplewood Lane; thence South 6 degrees 02' west along a line parallel to and 15 feet easterly from the easterly line of Lot No. 9 on said survey, a distance of 250 feet to an iron stake; thence South 85 degrees 53' east along a line parallel to Southerly margin of Maplewood Lane, a distance of 85 feet to an iron stake; thence North 6 degrees 02' east 250 feet to an iron stake set in the southerly margin of Maplewood Lane; thence westwardley with said margin of said Lane 85 feet to the point of beginning.

Being all of the same property conveyed to Bankers Trust Company, as Trustee by Substitute Trustee's Deed of record in Instrument No. 20030124-0010309, Register's Office Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 530 Maplewood Lane, Nashville, TN 37216

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

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Tiffonie S. Fisher, a married person and her assigns, forever.

Said Bankers Trust Company, as Trustee, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Bankers Trust Company, as Trustee, has executed this deed this 20th day of July, 2003.

Bankers Trust Company, as Trustee

By: Gregg M. Buckley, SVP

SEAL 1985 DELAWARE

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Gregg M. Buckley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath(s) acknowledged himself/herself to be the senior vice president respectively of the Bankers Trust Company, as Trustee, the within named bargainor, a corporation, and that he/she as such senior vice president, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at San Diego, California this 29th day of June 2003.

Commission expires:

Notary Public

KATE BUSTLE
Commission # 1345536
Notary Public - California
San Diego County
My Comm. Expires Mar 7, 2006

RETURN TO:

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027