Davidson County DEEDWARR
Recvd: 07/28/03 13:19 7pgs
Fees:38.00 Taxes:3996.00

20030728-0105073

FILE BOOK 45

WARRANTY DEED

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,080,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF July 20 03

Notary Public

MY COMMISSION EXPIRES: January 27, 2007
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Newsom (NAME)	NEW OWNER (NAME)	MAP # SEE LISTING
207 Woodlake Dr. (ADDRESS)	(ADDRESS)	PARCEL # "
Gallatin, TN 37066 (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, Charles R. Bullington, Trustee For The Bullington Trust

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. Newsom, unmarried

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:

SEE ATTACHED LISTING FOR COMPLETE LEGAL DESCRIPTION

unimproved ( )
This is improved (X) property, known as 19 Properties - See Listing, Nashville, TN
(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 my hand this 24th day of July, 20 03

Charles R. Bullington, Trustee, for The Bullington Trust
By: Charles R. Bullington, Trustee

Charles R. Bullington, Trustee

Charles R. Bullington, Trustee

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 20_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted(or proved to me on the basis of satisfactory evidence) and who upon_____oath(s) acknowledged_____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____on this the _____ day of _____ 20_____ .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles R. Bullington, Trustee for The Bullington Trust, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is the Trustee for The Bullington Trust and as Trustee, he is authorized to execute this instrument on behalf of the Trust.

Witness my hand, at office, this 24th ~~day of~~ July, 2003.

My Commission Expires: 1-27-07

_____
NOTARY PUBLIC

ZANA C. PETTY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

LEGAL DESCRIPTION

TRACT 1 - Map #70-9-120 - 3104 Cliff Drive - Nashville, TN 37218

Land in the 13th Civil District of Davidson County, Tennessee, being part of Lot No. 5 on the unrecorded plan of the Curtis Lands, and described as follows:

Beginning at the northeast intersection of Cliff Drive and Goodrich Avenue, being the southwest corner of this lot, thence with the margin of Goodrich Avenue, northerly 75 feet to a point; thence easterly parallel to Cliff Drive, 75 feet to a point; thence southerly parallel to Goodrich Avenue, 75 feet to the north margin of Cliff Drive; thence with the margin of the same, westerly 75 feet to the north margin of Cliff Drive, thence with the margin of the same, westerly 75 feet to the point of beginning.

Being part of the same property conveyed to The Bullington Trust by deed from Max Puckett of record in Instrument 20020918-0113931, said Register's Office. **

TRACT 2 - Map #70-9-121 - 2204 Goodrich Street - Nashville, TN 37218

Land in the 13th, formerly 23rd, Civil District of Davidson County, Tennessee, described as follows:

Beginning on the easterly margin of Goodrich Avenue at the southwest corner of the property conveyed to Ethel Binkley by deed from W.D. Roseberry and wife, of record in Book 1290, Page 372, Register's Office for said County; thence with Binkley's southerly line, eastwardly 80 feet; thence southwardly 65 feet; thence westwardly 80 feet to the easterly margin of said Avenue; thence with said Avenue, northwardly 65 feet to the beginning.

Being part of the same property conveyed to The Bullington Trust by deed from Max Puckett of record in Instrument 20020918-0113931, said Register's Office. **

TRACT 3 - Map #70-9-122 - 2206 Goodrich Street - Nashville, TN 37218

Land in the 13th, formerly 23rd, Civil District of Davidson County, Tennessee, described as follows:

Beginning on the easterly margin of Goodrich Avenue 65 feet south of the southwest corner of the property conveyed to Ethel Binkley, by deed from W.D. Roseberry and wife, of record in Book 1290, Page 372, Register's Office for Davidson County, Tennessee; thence easterly and parallel with Binkley's southerly line 80 feet; thence southwardly 50 feet; thence westwardly 90 feet to the easterly margin of said Avenue; thence with said Avenue, northwardly 50 feet to the beginning.

Being part of the same property conveyed to The Bullington Trust by deed from Max Puckett of record in Instrument 20020918-0113931, said Register's Office. **

TRACT 4 - Map #70-9-123 - 2208 Goodrich Street - Nashville, TN 37218

A tract of land in the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of Goodrich Avenue, 75 feet, more or less, north of the margin of Cliff Drive, at the northwest corner of the property conveyed to Ollie Follis, by deed of record in Book 654, Page 304, Register's Office for said County; thence along Follis' north line easterly 80 feet to a point; thence northerly 60 feet to the southeast corner of the property conveyed to Robbie Henley, by deed of record in Book 1367, Page 223, said Register's Office; thence along Henley's south line westerly 80 feet to the easterly margin of Goodrich Avenue; thence with the margin of the same, southerly 60 feet to the point of beginning.

Being part of the same property conveyed to The Bullington Trust by deed from Max Puckett of record in Instrument 20020918-0113931, said Register's Office. **

****See also Quitclaim Deed of record in Instrument** 20030128-0105072 **said Register's Office.**

TRACT 5 - Map #71-10-118 - 1225 B Katie Avenue - Nashville, TN 37207

Being Lot No. 80-A on the Plan of J.B. Haynie's Cumberland Heights, Zone Lot Division, Lots 78 and 80, of record in Book 6200, Page 537, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Charles E. Bullington, Trustee for The Bullington Trust by deed from John D. Denton, unmarried, of record in Instrument 20020821-0101426, said Register's Office.

Charles E. Bullington, Trustee for The Bullington Trust and Charles R. Bullington, Trustee for The Bullington Trust being one in the same person.

TRACT 6 - Map #72-11-255 - 2314 Burns Street - Nashville, TN 37216

Being Lot No. 12A on the Plan of Zone Lot Division Lot No. 12 W. B. Myers Subdivision, of record in Book 6200, Page 301, amending Book 332, Page 66, Register's Office for Davidson County, Tennessee.

Said Lot No. 12A fronts 25.0 feet on the westerly margin of Burns Street/or Avenue, and extends back between parallel lines 150.0 feet to an alley in the rear.

Being part of the same property conveyed to Charles R. Bullington, Trustee for The Bullington Trust, by Quitclaim Deed from Charles R. Bullington and wife, Mary R. Bullington of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction of record in Instrument 20020819-0100089, said Register's Office, and Warranty Deed of record in Book 8012, Page 307, said Register's Office.

TRACT 7 - Map #72-11-297 - 2170 Rock City Street - Nashville, TN 37216

Being Lot No. 22A on the Plan of Zone Lot Division Lot No. 22, W.A. and R.R. Maxey Subdivision, of record in Book 332, Page 66, as amended in Book 6200, Page 374, Register's Office for Davidson County, Tennessee.

Said Lot No. 22A fronts 25.0 feet on the westerly margin of Rock City Street and extends back between parallel lines 150.0 feet to an alley in the rear.

Being part of the same property conveyed to Charles R. Bullington, Trustee for The Bullington Trust, by Quitclaim Deed from Charles R. Bullington and wife, Mary R. Bullington of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction of record in Instrument 20020819-0100089, said Register's Office, and Warranty Deed of record in Book 8089, Page 944, said Register's Office.

TRACT 8 - Map #72-11-502 - 2181 Rock City Street - Nashville, TN 37216

Being Lot No. 6B on the Plan of Zone Lot Division, Lot No. 6, W.A. and R.R. Maxey Subdivision, Revision, of record in Book 21, Page 79, as amended in Book 6250, Page 628, and further amended in Book 7900, Page 133, Register's Office for said County.

Said Lot No. 6B fronts 26.0 feet on the easterly margin of Rock City Street and extends back 272.23 feet on the northerly line and 271.07 feet on the southerly line to a dead line in the rear measuring 19.75 feet thereon.

Being the same property conveyed to Charles R. Bullington, individually, and Charles R. Bullington and his wife, Mary R. Bullington, by Quitclaim Deed from Charles R. Bullington, Trustee For The Bullington Trust of record in Book 10858, Page 638, said Register's Office. See also Quitclaim Deed of record in Book 9511, Page 469; Deed of Correction in Instrument 20020819-0100089; Quitclaim Deed of record in Book 8109, Page 361; and Deed of record in Book 8109, Page 358, said Register's Office. ***

TRACT 9 - Map #72-11-296 - 2168 A & B Rock City Street - Nashville, TN 37216

Being Lot No. 23 on the Plan of W. J. Myers Subdivision, Map showing Subdivision of Lots 5, 8, 9 and part of #12 in Maxey's Addition to Brownsville of record in Book 21, Page 79, and amended in Book 332, Page 66, Register's Office for said Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Charles R. Bullington, individually, and Charles R. Bullington and his wife, Mary R. Bullington, by Quitclaim Deed from Charles R. Bullington, Trustee For The Bullington Trust of record in Book 10858, Page 669, said Register's Office. See also Quitclaim Deed of record in Book 9511, Page 469; Deed of Correction in Instrument 20020819-0100089; Quitclaim Deed of record in Book 8872, Page 327; and Deed of record in Book 7888, Page 388, said Register's Office. ***

TRACT 10 - Map #71-4-277 - 2437/2439 Paulawood Drive - Nashville, TN 37207

Being Lot No. 313 on the Resubdivision of Part 4, Shepardwood, of record in Book 5210, Page 159, Register's Office for said Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Charles R. Bullington, individually, and Charles R. Bullington and his wife, Mary R. Bullington, by Quitclaim Deed from Charles R. Bullington, Trustee For The Bullington Trust of record in Book 11221, Page 302, said Register's Office. See also Quitclaim Deed of record in Book 9511, Page 469; Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8529, Page 974, said Register's Office. ***

TRACT 11 - Map #59-12-60 - 2525/2527 Highland Trace Drive - Nashville, TN 37207

Being Lot No. 87 on the Plan of Section Two, Highland Trace Subdivision, of record in Book 5200, Page 616, Register's Office for Davidson County, Tennessee.

Said Lot No. 87 fronts 90.0 feet on the northerly margin of Highland Trace Drive and extends back 148.4 feet on the westerly line and 156.1 feet on the easterly line to a dead line in the rear, measuring 29.9 feet thereon.

Being the same property conveyed to Charles R. Bullington, individually, and Charles R. Bullington and his wife, Mary R. Bullington, by Quitclaim Deed from Charles R. Bullington, Trustee For The Bullington Trust of record in Book 10858, Page 592, said Register's Office. See also Quitclaim Deed of record in Book 9511, Page 469; Deed of Correction in Instrument 20020819-0100089; Quitclaim Deed of record in Book 8038, Page 68, and Deed of record in Book 8038, Page 65, said Register's Office. ***

TRACT 12 - Map #50-7-11 - 3717/3719 Village Trail - Nashville, TN 37207 a/k/a 3801 Ridgeside Drive - Nashville, TN 37207

Being Lot No. 226 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee.

Said Lot No. 226, which is a corner lot, fronts a total distance of 74.40 feet on the westerly margin of Ridgeside Drive and fronts a total distance of 76.19 feet on the southerly side of Village Trail. Said frontages being joined by a curve having a length of 39.27 feet and extends back 98.59 feet on the westerly line and 107.00 feet on the northerly line to a point of intersection.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.

***** See also Quitclaim Deed of record in Instrument** 20030728-0105071, **said Register's Office.**

TRACT 13 - Map #50-7-23 - 3720/3722 Village Trail - Nashville, TN 37207

Being Lot No. 105 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.

TRACT 14 - Map #50-7-22 - 3724/3726 Village Trail - Nashville, TN 37207

Being Lot No. 106 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.

TRACT 15 - Map #50-7-21 - 3728/3730 Village Trail - Nashville, TN 37207

Being Lot No. 107 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.

TRACT 16 - Map #50-7-14 - 3729/3731 Village Trail - Nashville, TN 37207

Being Lot No. 213 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.

TRACT 17 - Map #50-7-15 - 3733/3735 Village Trail - Nashville, TN 37207

Being Lot No. 212 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.

TRACT 18 - Map #50-7-20 - 904/906 Trailwood Circle - Nashville, TN 37207

Being Lot No. 108 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.

TRACT 19 - Map #50-7-19 - 908/910 Trailwood Circle - Nashville, TN 37207

Being Lot No. 109 on the Plan of Section Five, Village by the Creek, of record in Plat Book 6250, Page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Charles R. Bullington, Trustee For The Bullington Trust of record in Book 9511, Page 469, said Register's Office. See also Deed of Correction in Instrument 20020819-0100089; and Deed of record in Book 8666, Page 1, said Register's Office.