Return to:
EQUITY SEARCH, INC.
2200 21st Avenue South
Suite 409
Nashville, TN 37212

Davidson County DEEDWARR
Recvd: 08/21/03 15:02 2pgs
Fees:13.00 Taxes:4255.00
20030821-0121688

[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **21st** day of **August, 2003** between **B. B. Doubleday Jr.,** ,GRANTOR, and **Jimmie A. Turner, as to 51% interest, and Dewey E. Hewitt, as to 49% interest** , as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Land in Davidson County, Tennessee, being all of Lots No. 1 and 2 on the Plan of H. G. Martin Subdivision, of record in Book 4060, Page 121, Register's Office for Davidson County, Tennessee, ("R.O.D.C.") to which plan reference is here made for a more complete and accurate description.

Excepted and excluded from this conveyance are those tracts or parcels heretofore conveyed by O. D. Campbell to the State of Tennessee for highway purposes, as well as certain drainage and construction easements and of record in Deeds of record in Book 5091, Page 465, and Book 5091, Page 468, R.O.D.C.

Being the same property conveyed to B. B. Doubleday, Jr. by Warranty Deed from C. Hooper Development Company of record in Book 7093, Page 368, recorded on January 2, 1987, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the year 2003 which have been prorated and assumed by the Grantee(s) any and all matters appearing on the Plan of Book 4060, Page 121; conveyance to the State of Tennessee (drainage and ingress easement) of record in Book 5091, Page 465, and Book 5091, Page 468; Stormwater Detention Agreement of record in Book 6527, Page 51; and any and all easements, right of ways, setback lines, restrictions, zoning regulations, etc. all of record in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and 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 herein set out and we do further covenant and bind ourselves, our heirs and representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **21st** day of **August, 2003.**

B. B. Doubleday, Jr.
B. B. Doubleday Jr.

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named B. B. Doubleday Jr., the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 21st day of August, 2003.

Gail Marshall

NOTARY PUBLIC

Gail Marshall Notary Public At Large Davidson County, Tennessee

MY COMMISSION EXPIRES:

****

County of Davidson

My Commission Expires March 25, 2006

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $1150000

Affiant

Subscribed and sworn before me this 21st day of August, 2003.

Gail Marshall

NOTARY PUBLIC

Gail Marshall Notary Public At Large Davidson County, Tennessee

My Commission Expires March 25, 2006

MY COMMISSION EXPIRES: _____

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Prepared by:
Equity Search, Inc.
2200 21st Avenue S., Ste. 409
Nashville, TN 37212

Address of New Owner
Jimmie A. Turner
409 Montego Cove
Hermitage, TN 37076

Send Tax Bills to:
Same

Map & Parcel Number:

75-9/263