Box 11

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/28/03 08:04 1pgs
Fees:13.00 Taxes:133.20

20030828-0124785

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $36,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JULY, 2003.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

RICHARD MADISON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 30, 2007

THIS INSTRUMENT WAS PREPARED BY
, 1319 Fifth Avenue North, Nashville, TN 37208

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Lou Gifford	Mary Lou Gifford	081-0801-14.00
(NAME)	(NAME)	
1817 Delta Avenue	134 Babbs Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Joelton, TN 37080	
(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, By: Rosa Lee Houston, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary Sue Gifford, married, 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 Lot No. 370, in North Nashville Real Estate Company's Plan of Lots, as of record in Book 21, Page 105, Register's Office for said County.

Being the same property conveyed to Alexander Allen and wife, Ruby Allen, by deed of record in Book 8534, Page 257, said Register's Office, Alexander Allen having since died and Ruby Allen having predeceased Alexander Allen.

This is not the principal residence of the Grantor.

unimproved ☒

This is improved ☐ property, known as 1817 Delta Avenue, Nashville, TN 37208
(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 15th day of July, 2003.

The Estate of Alexander Allen

By: Rosa Lee Houston
Ms. Rosa Lee Houston

STATE OF

COUNTY OF

Before me, Richard Madison, a Notary Public of said County and State, personally appeared ROSA LEE HOUSTON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the EXECUTRIX of THE ESTATE OF ALEXANDER ALLEN, the within named bargainor, a Tennessee, and that she as such EXECUTRIX executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as EXECUTRIX. AT

Witness my hand and seal this 15th day of JULY, 2003.

RICHARD MADISON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 30, 2007

Notary Public

My Commission Expires My Commission Expires MAY 30, 2007