Davidson County DEEDWARR
Recvd: 09/08/03 09:25 2pgs
Fees:13.00 Taxes:1746.40

20030908-0130517

MTC Title Co.
155 Franklin Road Suite 120
Brentwood, TN 370

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $472,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of August, 2003.

Notary Public

MY COMMISSION EXPIRES: 8-14-05

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
MTC Title - Tennessee, LLC, 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert C. Fisher	OWNER	117-4-178
(NAME)	(NAME)	
2701 BELMONT BLVD.	2701 Belmont Blvd.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	Nashville, TN 37212	
(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,

ARTHUR P. SCHULTZ AND WIFE, SUZANNE SYKES SCHULTZ,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ROBERT C. FISHER AND WIFE, JUDY C. FISHER,

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, described as follows, to-wit: Being Lot No. 1 on the Map of Belmont Terrace as of record in Book 421, page 101, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Arthur P. Schultz and wife, Suzanne Sykes Schultz by deed from Joseph Allen Kelly and wife, Sammie Leann Kelly of record in Instrument No. 20001020-0104137, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (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 governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 2701 Belmont Blvd., Nashville, TN 37212

(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/our hand(s) this 14th day of August, 2003.

Arthur P. Schultz

Suzanne Sykes Schultz by her attorney in fact.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, the within named Arthur P. Schultz to me known (or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument, individually, and in behalf of Suzanne Sykes Schultz, and acknowledged that he executed the same by Power of Attorney as the free act and deed of said Suzanne Sykes Schultz. & by signing his name individually.

Witness my hand and official seal at Brentwood, Tennessee this 14th day of August, 2003.

3-10-07
Commission

Notary Public

JUDY A. LEHMAN
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.