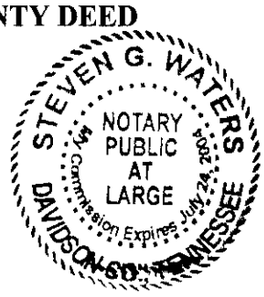
WARRANTY DEED



Davidson County DEEDWARR
Recvd: 09/12/03 11:10 2pgs
Fees:13.00 Taxes:1184.00



20030912-0134261

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $320,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF AUGUST, 2003.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark Paul	Mark Paul	12-126.00
(NAME)	(NAME)	
7965 Old Springfield Pike	7965 Old Springfield Pike	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Goodlettsville, TN 37072	
(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, Patrick J. Tohill and wife, Dina Tohill, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark Paul and wife, Brenda Paul, 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:

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, begin Tract No. 15 on a survey dated May 13, 1986, by Richard C. Kessinger, Surveyor, Number 1038, Job Number 86-113, and more specifically described as follows:

Beginning at an iron pin in the westerly margin of Old Dickerson Pike (said point being South 34 ° 11' 58" East 925.00 feet; thence South 45 ° 49' 00" East 76.79 feet ;thence South 45 ° 50' 32" East 205.00 feet from the southwest corner of the intersection of Old Dickerson Pike and Baker Road); thence with the westerly margin of Old Dickerson Pike South 45 ° 50' 45" East 180.00 feet to an iron pin; thence, South 59 ° 00' 26" West 1237.47 feet to an iron pin; thence, North 23 ° 39' 13" West 220.00 feet to an iron pin; thence, North 61 ° 11' 02" East 1164.07 feet to the point of beginning and containing 5.40 acres, more or less.

Being the same property conveyed to Patrick J. Tohill and wife, Dina Tohill by deed from John T. Faulkner, Sr. and wife, Brenda Faulkner of record in Book 9800 page 78, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

Subject to restrictions of record in Book 6882, page 135, said Register's Office.

Roland Thomas Monda executed this instrument on behalf of Patrick J. Tohill and wife, Dina Tohill pursuant to a Power of Attorney of record in Instrument# *, Register's Office, Davidson County, Tennessee.

* 20030912-0134260

unimproved ☐

This is improved ☒ property, known as 7965 Old Springfield Pike, Goodlettsville, TN 37072

(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 our hands this 29th day of August, 2003.

Dina Tohill
Dina Tohill

By: Roland Thomas Monda
Roland Thomas Monda, Attorney in Fact

Patrick J. Tohill
Patrick J. Tohill

By: Roland Thomas Monda
Roland Thomas Monda, Attorney in Fact

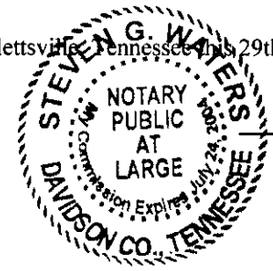
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roland Thomas Monda with whom I am personally acquainted and who acknowledged that he executed the within instrument on behalf of Patrick J. Tohill and Dina Tohill as their Attorney in Fact as the free act and deed of the within named Patrick J. Tohill and Dina Tohill.

Witness my hand and official seal at Goodlettsville, Tennessee this 29th day of August, 2003.

Commission expires:



Notary Public