Davidson County DEEDWARR
Recvd: 09/15/03 15:05 2pgs
Fees:13.00 Taxes:129.50

20030915-0135281

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 12th DAY OF SEPTEMBER, 2003.

Notary Public

MY COMMISSION EXPIRES: OCTOBER 25, 2003

(AFFIX SEAL)

JIMMY A. DUNCAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
JIMMY A. DUNCAN, ATTORNEY AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN NEELY	**SAME**	**91-14-1**
(NAME) **50 TWIN STREET**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37209**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, BERTHA P. TRAVIS BUTTREY, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOHN NEELY, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE, HIS 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 the northerly 64 feet of Lot Nos. 172 and 173 on the Map of West Nashville Heights, as of record in Book 332, page 127, Register's Office for said County. Said parts of said lots front 64 feet on the westerly side of Newton Avenue and run back between parallel lines, along the southerly margin of Summitt Street, 100 feet to a dead line, which is the easterly line of Lot 171.

Being the same property conveyed to Marvin Buttrey and wife, Bertha P. Travis Buttrey, by deed of record in Book 5205, page 985, Register's Office for Davidson County, Tennessee. The said Marvin Buttrey having since died.

Bertha P. Travis Buttrey, Bertha E. Buttrey, and Bertha Buttrey are one and the same person.

This conveyance is subject to restrictions of record in Book 1312, page 279, said Register's Office and any and all other easements, restrictions, and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **511 NEWTON STREET, NASHVILLE, TN 37209**
(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 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 12th day of **SEPTEMBER, 2003.**

Bertha P. Travis Buttrey by Carrol Darks P.O.A.

BERTHA P. TRAVIS BUTTREY
By: Carrol Darks, Attorney in Fact for
Bertha P. Travis Buttrey

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 12th day of September, 2003, before me personally appeared Carrol Darks, Attorney-in-Fact, for Bertha P. Travis Buttrey, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Bertha P. Travis Buttrey, and who acknowledged that she executed the same as the free act and deed of Bertha P. Travis Buttrey.

Witness my hand and official seal at Nashville, Tennessee this 12th day of September, 2003.

JIMMY A. DUNCAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Jimmy A. Duncan
Notary Public

My commission expires: **OCTOBER 25, 2003**