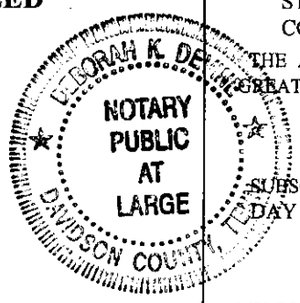
WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/05/04 13:33 2pgs
Fees:13.00 Taxes:55.50
20040305-0025553



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Fred Meador
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF MARCH, 2004.

Deborah Dennis
Notary Public

MY COMMISSION EXPIRES: November 27, 2004.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Return to → Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred Meador	Fred Meador	105-4-209
(NAME)	(NAME)	
2104 CRYSTAL DRIVE	2104 CRYSTAL DRIVE	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37210	NASHVILLE, TN 37210	
(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, Roberta Rammey a/k/a Roberta Jones Rammey, a widow, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fred Meador, 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. 60 on the Map of Trimble's Plan of National Hill, as of record in Book 21, Page 121, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Roberta Rammey by Deed from Jack J. Cohen and wife, Bessie D. Cohen, and P. O. Severy and Sara M. Severy, of record in Book 4290, Page 215, Register's Office for Davidson County, Tennessee

This instrument is executed on behalf of Roberta Rammey, a/k/a Roberta Jones Rammey, by Helen S. Ford as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument No. _____, in the Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as 24 Hart St., Nashville, TN 37210

(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 2nd day of March, 2004.

Roberta Rammey - Roberta Jones Rammey

Roberta Rammey a/k/a Roberta Jones Rammey
By: Helen S. Ford as Attorney-in-Fact
by Helen S. Ford

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 2nd day of March, 2004 before me personally appeared Helen S. Ford, the person who executed the foregoing instrument on behalf of Roberta Rammey a/k/a Roberta Jones Ramey, and acknowledged that she executed the same as the free act and deed of the said Roberta Rammey a/k/a Roberta Jones Rammey, through Power of Attorney granted Helen S. Ford by the said Roberta Rammey a/k/a Roberta Jones Rammey.

Witness my hand and official seal at Nashville, Tennessee this 2nd day of March, 2004.

Commission expires: November 27, 2004

Deborah K. Devine

Deborah K. Devine Notary Public

DEBORAH K. DEVINE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN