WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/19/04 10:33 2 pgs
Fees:13.00 Taxes:343.73

20040319-0031376

STATE OF **TENNESSEE**
COUNTY OF **TENNESSEE**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$92,900.00**

Lela M. Mullins
(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF MARCH, 2004.

ANGELA M. LAKE NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

Angela M. Lake
Notary Public

MY COMMISSION EXPIRES: January 25, 2006.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lela M. Mullins	**Pulte Mortgage, LLC**	**133-4 6**
(NAME)	(NAME)	
3210 Glencliff Road	**7475 South Joliet St.**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	**Englewood, CO 80112**	
(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, **Lester M. Hughes**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lela M. Mullins, a single woman**, 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 the 6th, formerly the 9th Civil District of Davidson County, Tennessee, being the southerly 20 feet of Lot No. 18 and the northerly 80 feet of lot No. 19 on the Plan of J.P. Ellis' **Glencliff Subdivision**, Section A, a part of the Morton Tract, as of record in Plat Book **1130**, Page **23**, Register's Office for said County.
Said Parts of Lots Nos. 18 and 19 front together 100 feet on the easterly side of Glencliff Road and run back 628 feet, more or less, on the northerly line and 571 feet, more or less, on the southerly line, measuring 100 feet there on.

Being the same property conveyed to Howard Hughes and wife, Lester M. Hughes by deed of record in Book 2743, Page 473, Register's Office for Davidson County, Tennessee.

The said Howard Hughes having since died.

This conveyance is subject to any and all existing plat notes, conditions, restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as **3210 Glencliff Road, Nashville, TN 37211**

(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 **17th day of March, 2004**.

Lester M Hughes

Lester M. Hughes

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 Lester M. Hughes the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Davidson, Tennessee, this 17th day of March, 2004.

Commission expires: 1-25-2006

Angela M Lake

Notary Public

