Davidson County DEEDWARR
Recvd: 04/30/04 10:22 2pgs
Fees:13.00 Taxes:216.45

20040430-0049189

Prepared by:
Realty Title & [illegible] Company, Inc.
383 John[illegible] Pass[illegible] Suite 140
Hende[illegible]
File N[illegible]04-61384

ANGELA A. RAMSEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $ ~~58,000.00~~. 58,500.00 OAK

Alice T. Sansom
Affiant

Subscribed and sworn to before me, this 21st day of April, 2004.

Angela A. Ramsey
Notary Public
My commission expires: 5/28/2006

Notary

Address of New Owner:	Send Tax Bills to:	Tax Information
Alice T. Sansom	**Alice T. Sansom**	91-13-58
6332 Patton Way	115 Rural Avenue	
Nashville, TN 37209	Nashville, TN 37209	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Carroll S. Toby, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Alice T. Sansom, hereinafter called the Grantees, their successors 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. 20 of Block H on the plan of Crolywood Subdivisoin, Section II, of record in Book 1130, Page 100, said Register's Office to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Carroll S. Toby and wife, Virginia L. Toby by deed from Vanbrackle-Wilson, dated 11/28/89, recorded 12/7/89, of record in Book 8000, Page 524, Register's Office for Davidson County, Tennessee. The said Virigina L. Toby having since died on June 1, 2002.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 6332 Patton Way, Nashville, TN 37209

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 21st day of April, 2004.

Carroll S. Toby

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Carroll S. Toby, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in FRANKLIN, TN, this 21st day of April, 2004.

Notary Public

My Commission expires: 5/28/2006

