File Box (2)
243

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/20/04 10:29 2pgs
Fees:13.00 Taxes:943.50

20040920-0112682

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 255,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 17th DAY OF September 2004

Notary Public

MY COMMISSION EXPIRES: November 24, 2007
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc, 5111 Maryland Way, Suite 205, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rex E. Lewis (NAME)	Rex E. Lewis (NAME)	MAP 104-16
1136 Travelers Ridge Drive (ADDRESS)	1136 Travelers Ridge Dr. (ADDRESS)	PARCEL 36
Nashville, TN 37220 (CITY) (STATE) (ZIP)	Nashville, TN 37220 (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, Patti B. Martin and husband, Doug Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rex E. Lewis and wife, Susan E. Lewis

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:

BEING Lot No. 19, on the Plan of Lenox Place, of record in Plat Book 161, Page 171, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Patti B. Martin and husband, Doug Martin by deed from Harley Parker Toler and wife, Icle Carole Toler of record in Instr. No. 20040402-0037709, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to 2004 taxes, assumed by the Grantees; all matters as set out on the plan of record; subject to Metropolitan Government of Nashville and Davidson County codes letters of record in Book 5293, page 360, Book 5313, page 405, and Book 5332, page 419, said Register's Office; any and all easements located on said property; to the rights and claims of parties in possession and to any leases not of record.

unimproved ( )
This is improved (X) property, known as 2200 18th Avenue South, Nashville, TN 37212
(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 hand s this 17th day of September 2004

Patti B. Martin
By: Patti B Martin By Doug Martin POA
Doug Martin, Attorney-in-fact

Doug Martin
Doug Martin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Doug Martin

the bargainor ____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 17th day of September 2004.

Commission expires November 24, 2007

Ann B. Waddell
A Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Doug Martin ~~and xxx~~ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Attorney-in-fact for Patti B. Martin ~~and xxxx respectively of the~~ the within named bargainor, ~~and corporation, and that~~ he as such Attorney-in-fact ~~and xxx~~ being authorized so to do, execute the foregoing instrument for the purposes therein contained ~~by signing the name of the corporation by himself as xxxx, and causing the same to be xxxxxx~~.

Witness my hand and official seal at office at Brentwood, Tennessee on this the ____ day of September 2004.

My commission expires November 24, 2007

Ann B. Waddell
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN