File No. 40829

WARRANTY DEED

STEVEN G. WATERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Exp. July 19, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $71,500.00

Shirley M. Lewter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF SEPTEMBER, 2004.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shirley Michael Lewter	AmSouth Bank	71-4-51.00 FB# 12DZ06740
(NAME)	(NAME)	
2509 Woodyhill Drive	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Nahville, TN 37207	Birmingham, AL 35244	
(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, David L. Graham and wife, Camille L. Graham, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Shirley Michael Lewter, an unmarried person, 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. 310, on the Plan of Joywood Heights, Section 2, as of record in Book 1130, Pages 92 and 93, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Said Lot NO. 310 fronts 79.7 feet on the northerly side of Woodyhill Drive and runs back 142 feet on the easterly line and 135 feet on the westerly line to dead line, measuring 80 feet thereon.

Being the same property conveyed to David L. Graham and wife, Camille L. Graham by deed from Gladys Velma Grimes. A single woman and Dorthy Elise White, joined by her husband, James H. White , dated February 20, 2004, of record in Instrument # 20040223-0020463, Register's Office, Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 2509 Woodyhill Drive, Nahville, TN 37207

(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 hands this 30th day of September, 2004.

Davidson County DEEDWARR
Recvd: 10/14/04 08:51 2pgs
Fees:13.00 Taxes:264.55
20041014-0123692

David L. Graham

Camille L. Graham

File No. 40829

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 David L. Graham and wife, Camille L. Graham, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of September, 2004.

Commission expires:



Notary Public