SPECIALWARRANTY DEED

CAROL M. HOLMES STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,000.00

Melissa Atkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF JANUARY, 2005.

Carol M Holmes
Notary Public

MY COMMISSION EXPIRES: 6/22/08
(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
Thomas A. White, Trustee	OWNER	**052-02-0-055.00**
(NAME)	(NAME)	
7019 Highway 230		
(ADDRESS)	(ADDRESS)	
Lyles, TN 37098	,	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 01/24/05 10:20 2 pgs
Fees:13.00 Taxes:255.30
20050124-0008392

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, **AmSouth Bank**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Thomas A. White, Trustee (under the Testamentary Trust created under the Will of Dorothy Horton White)**, 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 situated in Madison, Davidson County, Tennessee, being Lots 7 and 8 of Block "D" on the revised Map of Rainbow Terrace Subdivision, as of record in Book 1130, Page 85, Register's Office for Davidson County, Tennessee.

Said Lots join and front together 96.2 feet on the south side of McCarley Avenue and run back between lines 145 feet on the east side of Lot 8 and 190 feet on the west line of Lot 7 to a dead line in the rear on which the measure is 219.1 feet.

Being the same property conveyed to **AmSouth Bank** by deed of record in Instrument No. 20040908-0108499, Register's Office for **Davidson** County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as **600 McCarley Avenue, Madison, TN 37115**

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

"By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and "WHERE IS" basis." And GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever 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 14th day of January, 2005.

Teresa Bonds

Tellisha Briggs

AmSouth Bank

By: Trudy Mayoros

, Trudy Mayoros
Vice President

Attest:

State of Alabama County of Jefferson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Trudy Mayoros, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Vice President of the AmSouth Bank, a corporation, and that he/she as such Officer by signing the name of the corporation by himself/herself as Vice President.

Witness my hand and seal at Birmingham Alabama this 14th day of January, 2005.

Commission expires January 22, 2008

Hattie Evans
Notary Public
Hattie Evans

HATTIE EVANS NOTARY PUBLIC STATE AT LARGE ALABAMA