Davidson County DEEDWARR
Recvd: 04/19/05 15:43 2 pgs
Fees:13.00 Taxes:185.00

20050419-0043680

WARRANTY DEED

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $50,000.00.

Joyce A. Hillman
Affiant

Sworn to and subscribed before me on this the 15 day of April, 2005.

Curtis M. Lincoln
NOTARY PUBLIC
My Commission Expires: 6-7-08

MORTGAGEE:

Old Hickory Credit Union
P. O. Box 431
Old Hickory, TN 37138

Address New Owner:	Send Tax Bills to:	Map-Parcel
Ms. Joyce A. Hillman	Same as Mortgagee	060-02-0 066.00
3137 Brickdale Lane		
Nashville, TN 37207		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **HOWARD LOVE and wife, MAE H. LOVE**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **JOYCE A. HILLMAN, unmarried**, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, TN, being Lot No. 499 on the Plan of Parkwood Estates, Section III, as of record in Book 3300, Page 31, Register's Office for Davidson County, TN. Said Lot No. 499 fronts 75 feet on the Westerly side of Brickdale Lane and extends back 150 feet on the Northerly line and 155.3 feet on the Southerly line to a broken line measuring 89.2 feet thereon.

BEING the same property conveyed to HOWARD LOVE and wife, ANNA LOVE by Deed dated January 23, 1975, and executed by BERNARD S. KRANTZ and wife, LINDA B. KRANTZ and recorded in Book 4883, Page 853, said Register's Office. The said Anna Love having since died, leaving as her sole heir, her Husband, Howard Love.

The said Mae H. Love joins in this conveyance to convey any marital or other rights she may have in said property by reason of her marriage to Howard Love.

THIS PROPERTY SOLD "AS IS."

This is improved property known as 3137 Brickdale Lane, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 the 15 day of April, 2005, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

HOWARD LOVE

MAE H. LOVE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, HOWARD LOVE and wife, MAE H. LOVE, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, Tennessee, this the 15 day of April, 2005.

CURTIS M. LUNSFORD NOTARY PUBLIC AT LARGE SUMNER COUNTY TENN.

NOTARY PUBLIC

My Commission Expires: 6-2-05