RETURN TO:
GRISISM TITLE & ESCROW, LLC
2309 Crestmoor Road, Suite 300
Nashville, TN 37215

File No. 250500236

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/06/05 13:54 2 pgs
Fees:13.00 Taxes:813.63

20050606-0064266

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $219,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27TH DAY OF MAY, 2005.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

JEFFREY M. GRISISM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 24, 2009

THIS INSTRUMENT WAS PREPARED BY
Castleman Title
110 Glancy Street, Suite 112
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennifer Way		**Map 061-08-0**
(NAME)	(NAME)	**Parcel 148**
4606 Medora Street	**American Home Mortgage**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	**520 Broadhollow Road, Melville, NY 11747**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Richard D. Coleman and wife, Frieda Elizabeth Coleman,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jennifer L. Way, Unmarried,** HEREINAFTER CALLED THE GRANTEE(S), HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 15th Civil District of Davidson County, Tennessee, being Lot 12 and part of Lot 13 on the Map of Mrs. A. J. McGaughey's Subdivision of Tract No. 2, Second Haysboro Subdivision, as of record in Book 843, Page 71, Register's Office for said County, and more particularly described as follows:

Said Lot 12 fronts 100 feet on the easterly side of Medora Street and runs back between lines 340 feet on the north line and 375 feet on the south line to a rear line measuring 114 feet.

Said part of Lot 13 begins on the easterly margin of Medora Street and at the southwest corner of Lot 12 and runs along the southerly line of Lot 12, 379 feet to a point on the rear line being at the common rear corner of Lots 12 and 13; thence along said rear line S 26 deg. 00' E 9 feet to a point; thence N 85 deg. 30' W 379 feet parallel to the southerly line of Lot 12 and the northerly line of Lot 13 to a point in the easterly margin of Medora Street; thence northerly along said margin of Medora Street 8 feet to the point of beginning.

BEING the same property conveyed to Richard D. Coleman, and wife, Frieda Elizabeth Coleman, by deed from George Walter Whiteside, and wife, Louise Pursley Whiteside, of record in Book 4837, Page 726, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as **4606 Medora Street, Nashville, TN 37216**
(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 GRANTEE(S), her heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), her 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 27th day of May, 2005.

Richard D. Coleman

Frieda Elizabeth Coleman

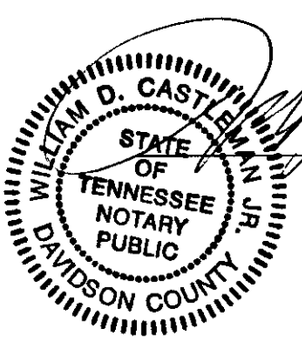
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **RICHARD D. COLEMAN, and wife, FRIEDA ELIZABETH COLEMAN**, 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 at office this 27th day of May, 2005.

Commission expires: 07/21/07



Notary Public