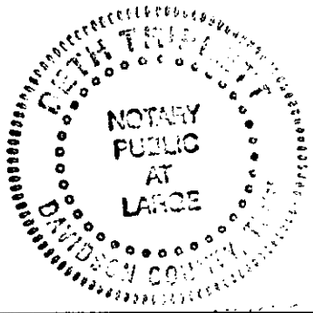
#9477 Box 13

# WARRANTY DEED




STATE OF TN
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF JULY, 2005.

Notary Public

MY COMMISSION EXPIRES: May 28, 2006.
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ellen K. Fields | American Home Mortgage | 118-1-247 |
| (NAME) | (NAME) | |
| 1003 Paris Avenue | 538 Broadhollow Rd. | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37204 | Melville, NY 11747 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

Davidson County DEEDWARR
Recvd: 07/21/05 14:20 2 pgs
Fees:13.00 Taxes:231.62

20050721-0085126

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, Ellen C. Jordan, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ellen K. Fields, 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 Nos. 89 and 90 on the map of Dr. L.G. Noel's 2nd Subdivision of Idlewild, as of record in Book 332 Page 77, Register's Office for said County.

Said Lot No. 89 fronts 50 feet on the southerly side of Pope Street and runs back between parallel lines 150 feet to an alley. Said Lot No. 90 fronts 56 feet on the southerly side of Pope Street and runs back 150 feet on the west line and 151.9 feet on the east line, with the west line of the Glendale Car Line right of way, to an alley and shows 31 feet on said alley.

Being the same property conveyed to Ellen C. Jordan, by deed of record in Book 4837, Page 730, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 1003 Paris Avenue, Nashville, TN 37204

(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 my hand this 13th day of July, 2005.

x Ellen C Jordan
Ellen C. Jordan

STATE OF TN

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ellen C. Jordan with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 13th day of July, 2005.

Commission expires: May 28, 2006

Notary Public

