WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/28/05 13:45 3 pgs
Fees:18.00 Taxes:431.05

20050928-0116568

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $116,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: October 25, 2008.

(AFFIX SEAL)

BRYAN D. SPICER NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Alverson	Countrywide Home Loans, Inc.	133-15-0-010.00
(NAME)	(NAME)	
324 Foxglove Drive	3011 Armory Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Nashville, TN 37204	
(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, I, **Estate of Dewey C. Vetitoe**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Thomas Alverson and Angela Alverson, Tenants In Common**, 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:

Being Lot No. 61 on the Plan of Highview Acres, of record in Book 2332, page 52, Register's Office for Davidson County, Tennessee.

Said Lot No. 61 fronts 101.5 feet on the northerly side of Foxglove Drive and runs back 333 feet on the easterly line of and 573.3 feet on the westerly line to a deed line, which is a broken line, measuring 319 feet.

Being the same property conveyed to Dewey C. Vetitoe and wife, Lucy C. Vetitoe by deed from M.D. Hale and wife, Margaret C. Hale, of record in Book 2693, page 523, dated August 1, 1957, Register's Office for Davidson County, Tennessee.

AND FURTHER

Being the same property conveyed to Dewey C. Vetitoe by death of wife, Lucy C. Vetitoe, having died July 13, 1991.

AND FURTHER

Being the same property conveyed to the Estate of Dewey C. Vetitoe upon the death of Dewey C. Vetitoe. The Estate of Dewey C. Vetitoe is docket no. 04P1945, Probate Court of Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2005, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 2331, page 52; restrictions of record in Book 2444, page 35; all easements shown on plat of record in Plat Book 2331, page 52; all other easements and restrictions of record; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 324 Foxglove Drive, Nashville, TN 37211
(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 14th day of September, 2005.

Estate of Dewey C. Vetitoe

By: Beverly Jane Alverson

Beverly Jane Alverson, Co-Executor

Estate of Dewey C. Vetitoe

By: Jeffrey D Vetitoe

Jeffrey Dean Vetitoe, Co-Executor

Estate of Dewey C. Vetitoe

By: Paula Maria Tungmanelatkul by Jeffrey D Vetitoe her atty. in fact.

Paula Maria Tungmanelatkul, Co-Executor

Estate of Dewey C. Vetitoe

By: Sharon Diane Harris by Jeffrey D Vetitoe her atty. in fact.

Sharon Diane Harris, Co-Executor

Estate of Dewey C. Vetitoe

By: David Anthony Vetitoe

David Anthony Vetitoe, Co-Executor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Jeffrey Dean Vetitoe, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of September, 2005.

BRYAN D. SPICER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Notary Public

My Commission Expires:

10/25/08

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Jeffrey Dean Vetitoe, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged to be the Attorney-in-Fact for Sharon D. Harris, the within named bargainor, and that Jeffrey Dean Vetitoe as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Sharon D. Harris, the within named bargainor by the said Jeffrey Dean Vetitoe as such Attorney-in-Fact.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of September, 2005.

BRYAN D. SPICER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Notary Public

My Commission Expires:

10/25/08

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Jeffrey Dean Vetitoe, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged to be the Attorney-in-Fact for Paula Maria Tungmanelatkul, the within named bargainor, and that Jeffrey Dean Vetitoe as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Paula Maria Tungmanelatkul, the within named bargainor by the said Jeffrey Dean Vetitoe as such Attorney-in-Fact.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of September, 2005.

BRYAN D. SPICER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Notary Public

My Commission Expires:

10/25/08

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Beverly Jane Alverson, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of September, 2005.



Notary Public

My Commission Expires: 10/25/08

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared David Anthony Vetitoe, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of September, 2005.

Notary Public

My Commission Expires:

10/25/08

